

LAKE LIMERICK COUNTRY CLUB, INC.
BOARD OF TRUSTEES
MARCH 15, 1986

The meeting was called to order at 9:00 a.m. by President Jack King. All Trustees were present, with the exception of Tr. Redman and Tr. Reichner whose absences were excused.

Also attending were Mike and Mary Lou Hughes, Al Gronseth and Bob King.

President King read a letter of resignation by Tr. Tony Paradise, resigning from the Board of Trustees, Long Range Planning Committee and By-Law Revisions Committee. Replacement for the chairmanships of these committees will be appointed at a later date.

At this time, President King also read a letter of resignation from Lake Limerick's Golf Pro, Patti Marquis. In her resignation she gave ninety days notice and offered assistance in obtaining a new golf professional.

CORRECTION OF THE MINUTES

The February 1986 minutes were approved with this correction: Golf shed rental monies should be reflected under Golf Income, not in the General Fund.

FINANCIAL REPORT - LOU REDMAN, presented by President King

Several errors in accounting were noted in Nelson's financial report to the Board of Trustees. In-house reports to be on line next month and will be far more accurate. President King supplied comparison figures for the Restaurant, Blarney Room and Golf for study by the Board. He commented that savings are down by comparison, and cited golf play and bar revenues being down as the probable causes. Cash purchases for Club vehicles and office computer expenses are also reflected.

ARCHITECTURAL COMMITTEE - JOE ANNE PARADISE, presented by Tr. Pelk

Tr. Pelk reported on approved applications for residences and garages and stated that letters have been sent to certain members notifying them to clean up their property, setting a deadline of March 30, 1986. Trails place will be inspected by the mortgage holder and to be cleaned up by March 17, 1986.

The question of metal roofs was again discussed. Wording of Tr. Pelk's original motion regarding the matter has been questioned.

Motion was made by Tr. Pelk, seconded by Tr. Ord, and defeated by a vote of 9 to 1 as follows:

The Architectural Committee shall not approved any application fro residences with metal roofs, except for metal imitation shake, shingle, 3-tab or tile.

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Tr. Wilson-Hoss pointed out that the Architectural Committee still has the authority to approve or disapprove any application of this kind on a case by case basis, regardless of the outcome of this vote.

The Guidelines to Interpretation of the Declaration of Restrictions, as recorded at Mason County, are being printed and will be made available to all members and future members. Tr. Wilson-Hoss will see to their distribution to all real estate offices and title companies with a cover letter stressing our enforcement of these rules. Tr. Wilson-Hoss agreed to Tr. Pelk's request to have them sent to Sun Mobile Homes also.

BY-LAW CHANGE COMMITTEE - ROB WILSON-HOSS

Tr. Wilson-Hoss reported that meetings are being held regularly and that any revisions will come about through a long and difficult process.

EXECUTIVE COMMITTEE - JACK KING, BOB ORD

Interviews for the position of Lake Maintenance employee will be held next week and the Lake Committee will be represented at the interviews. Seven applications will be considered.

The Lake Committee insists that the position be permanent full time and stresses the need for regular scheduled maintenance of the lakes in order to preserve them. A lengthy discussion followed and complaints with past lake maintenance were voiced by Tr. Gronseth and Mike Hughes. President King addressed the Board saying that supervision of employee duties should be the responsibility of each committee chairman to which they are related. Tr. Ord, who has been supervising the maintenance employees assured the Board and visitors present that scheduled duties are now, and would be henceforth, strictly adhered to whether they are related to the lake, golf course, water, etc. and employees would be transferred to other departments except in case of emergency or work on a required project.

President King stressed the need for a working foreman, saying that input must come from each committee chairman so that the lead man can direct each maintenance employee to get the various items done. Appreciation was voiced for the job Tr. Ord has undertaken in managing the maintenance employees and the general improvement that is apparent in that department.

Jane King, President of the Magpies, reported on the project to be undertaken to redo the entry to the Clubhouse, by installing carpet in the lobby and on the stairs. Jane asked for assistance in financing the project. Bids have been received for approximately \$2000.00 and the Magpies offer to pay half the cost. President King has contacted the Lake Limerick Improvement Club, Aka Bingo, and they are willing to

help in this endeavor.

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Motion was made by Tr. Stricklin, seconded by Tr. Gronseth and carried as follows:

To authorize the Magpies to proceed with the Clubhouse entry project with assistance of approximately \$1200.00 from the Lake Limerick Improvement Club.

The Golf Cart Shed Lease agreement was discussed and item #5 was reworded as follows:

Upon early cancellation of lease, lessee will give up all rights to the golf cart shed, and will be reimbursed on a pro-rated basis for all unused time remaining in agreement. Lessor shall be responsible for reassignment of stall.

Motion was made by Tr. Stricklin, seconded by Tr. Wilson-Hoss and carried as follows:

Giving this Executive Committee and future Executive Committees authority to rewrite Golf Cart Shed Rental Agreements annually in conjunction with the Greens Committee.

Tr. Gronseth reported that she and Mary Lou Hughes had compiled dates for coming events and Club activities for the coming year.

GREENS COMMITTEE - JERRY FAIRBANKS

Tr. Fairbanks reported on interviews held with four applicants for a working greenskeeper. The Committee has made an offer to Jim Viger, recently of Alderbrook Golf and Yacht Club, subject to Board approval. The interviews had been attended by Patti Marquis, with President King also attending, and it was the consensus of the Committee that Viger was the best choice for this position.

Motion was made by Tr. Pelk, seconded by Tr. Ord and carried as follows:

To hire the greenskeeper as recommended by the Greens Committee.

Tr. Fairbanks quoted calculations which indicate monies remain in the Golf budget to pay a greenskeeper and also the cost for night watering of the course. An automatic watering system was judged to be too costly for the complete course, but the suggestion was made that if a complete planned layout of the automated system could be professionally drawn, the project could be worked on and phases completed as funds become available.

Patti Marquis will be leaving as of June 12, 1986 and has offered to contact the PGA for applicants for professional

for the course.
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LAKE/DAM COMMITTEE - PATTI GRONSETH

The Committee is working with Ken Martig on the estimate on the dam, and Advanced Engineering is commencing studies of the sources of incoming silt in the lakes.

Permission has been obtained from Hofert to control the flow from the beaver dam on their property, working with the Game Department, and a Hydraulics Permit has been submitted for this purpose.

The picnic area in Division Five on Cranberry Creek should be included on the list of lake maintenance items to be take care of.

LONG RANGE PLANNING COMMITTEE - ROB WILSON-HOSS

Tr. Wilson-Hoss reported that Phase I of the plan had been concerned with what improvements were planned and where they would be located. The need now is for a plat plan of Phase II; to lay out plans, find out what kind of materials would be needed and get some estimates of cost. Plans are proceeding for the recreational facility expanding the existing space. Perhaps changing the location of greens or tees, relocating the Pro Shop, racket ball, weight and/or exercise room. It was suggested that the Club be the general contractor and make use of the talent and skills of our members. The completed project can be done for much less of a cash outlay. Preliminary studies of financing alternatives have shown that Phase I operating expenses can be covered, based on selling annual memberships to Club members, and by charging daily or weekly user fees. Without swimming pool maintenance, the Committee feels that operating expenses and maintenance will not be an excessive amount of the total cost if proper materials are used initially.

Tr. Wilson-Hoss' proposal to the Board is that the Board now take over the lead agency status on the recreational facility project - to commit its time so that the plan can be developed and brought before the membership for a vote at a later time. It was suggested by Tr. Stricklin that perhaps this is not the time for the Board to take over the lead status; that the composition of the Board will change shortly and that doing a detailed study at Board meetings would necessarily limit time being spent on other Club business.

Tr. Wilson-Hoss listed four areas of study:

- Management/Operations
- Maintenance
- Capitalization
- Design and Construction of Site Plan

He feels that on person on the Board should be responsible for each area.

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Demographics are to be put on the computer and will aid in ascertaining members interest in a recreational facility. Lauren Barrett, office manager, reported that this can be done as soon as we get a lot file program, which at the present, is not available and compatible with our system. When the program becomes available, Tr. Gronseth, as the backup office employee, will set up the demographics. Recreation Facility reports are to be included in the Board agenda for next month.

MAINTENANCE - BOB ORD

Tr. Ord reported on a list of items relating to loss claim control received from a Safeco Insurance safety inspector, and Tony Paradise lead a discussion of Pro Shop equipment. The major costs to repair or replace them to the insurance companies satisfaction. President King suggested contacting the agent to find just what their valid recommendations are and how and if they affect our insurance policy.

WATER - JERRY SOEHNLEIN

Tr. Soehnlein reported that three potential well sites have been surveyed and the TV monitoring of Well #2 will be reinstalled. A maintenance manual is being set up for committee members and maintenance employees to better understand the system. This will be especially important as new wells are brought on line. Controls for the system are badly in need of being streamlined and will be, with the help of programmable controllers and Don Hawkes, who can help redesign and develop a new control system. He also stated the importance of setting up a water system requirement checklist, compiled into one document and put into use as soon as possible.

Plans for the Kid's Easter Egg Hunt has been finalized for March 29th at 9:00 a.m.

YOUTH - ROB WILSON-HOSS

Tr. Wilson-Hoss is studying sites for the school bus shelters, including a large area by the fire station. He hopes to have designated areas by summers' end.

The Cub Scouts are starting plans for their den meetings at the Clubhouse. It was suggested that the Scouts present Colors at the Annual Meeting.

Motion was made by Tr. Pelk, seconded by Tr. Ord and carried as follows:

Authorizing a donation of \$50.00 to the Lake Limerick Cub Scouts.

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ATTORNEY'S REPORT - ROB WILSON-HOSS

The Smith's have not responded and foreclosure proceedings will be started against them.

Bowers is another member, who wants to give his property back to the Club. Tr. Wilson-Hoss reminded the Board that is the new approach, where by be don't go thru all the foreclosure proceedings, but offer to buy back the property for \$50.00 or \$100.00. In this way, we save money and attorney's fees and end up with property which could be used for a ballfield, a new well site or any number of other causes.

NEW BUSINESS

Tr. Pelk reminded the Board that each new employee is required to sign the letter on safety responsibilities of employees.

Grounds cleanup and floor cleaning in the Great Hall are both scheduled the first part of April.

The Agenda for the Annual Membership Meeting will be made by the Executive Committee.

Tony Paradise's replacement on the Board of Trustees will be named by the new Board of Trustees.

Meeting adjourned at 13:50.

Respectfully submitted,

Patti Gronseth