

Lake Limerick Country Club, Inc.

E. 790 ST. ANDREWS DRIVE
SHELTON, WASHINGTON 98584
426-3581

BOARD OF TRUSTEES
AGENDA
DECEMBER 17, 1988

ATTENDANCE

MINUTES

FINANCIAL REPORT - NAN STRICKLIN

COMMITTEE REPORTS

GREENS COMMITTEE	- JERRY FAIRBANKS
INN COMMITTEE	- JACK KING
social members	
WATER COMMITTEE	- JERRY SOEHNLEIN
ARCHITECTURAL COMMITTEE	- PAT FEIST
fiel representative	
LAKE/DAM/CREEK COMMITTEE	- PATTI GRONSETH
Jerry Soehnlein report	
MAINTENANCE COMMITTEE	- GEORGE OLSON
LONG RANGE PLANNING	- ROB WILSON-HOSS
EXECUTIVE COMMITTEE	- FRANK PELK

NEW BUSINESS

K.P.S. employee health insurance
Safeco insurance policy
FHA/VA loans
Delinquent property tax report

OLD BUSINESS

CORRESPONDENCE

ADJOURN

LAKE LIMERICK COUNTRY CLUB, INC.
BOARD OF TRUSTEES
DECEMBER 17, 1988

The meeting was called to order at 9:00 a.m. by President Frank Pelk.

Trustees attending were Jim Nutt, George Olson, Pat Feist, Patti Gronseth, Rob Wilson-Hoss, Frank Knoll, John Thompson, John Getty and Nan Stricklin. Dave Rumberger had an excused absence.

Also attending were Jerry Soehnlein, Dave Best, Jerry Boles, Jeff Jackson, Jerry Fairbanks, Bernie Nolan and Ken Martig.

Motion was made by Tr. Getty, seconded by Tr. Nutt and carried by the Board, with opposing vote by Tr. Feist, as follows:

To approve the November, 1988 minutes as submitted.

FINANCIAL REPORT - Tr. Nan Stricklin

91% of membership fees have been collected and 25% of the assessments have been collected by the end of the first quarter. 47% of budgeted service charges to be collected have been collected. Dance admissions are at 30%, Newsletter income is at 44% and interest earned is at 93%. Expenses are running on budget, but automobile expenses are up due to the truck used by the restaurant.

The Restaurant is doing well, gross sales are at 33%. The Blarney Room is showing a gross margin of 33.4%, with gross sales up over last year.

Golf is doing as well as can be expected due to the time of year.

Over all, things are going well and few items have run over the first quarter budget. The cash balance is \$23000.00 over last year at this time.

Motion was made by Tr. Knoll, seconded by Tr. Getty and carried by the Board as follows:

To accept the financial as presented.

At this time, Jerry Soehnlein introduced Ken Martig of Advanced Engineering for his report of the dam safety project. Mr. Martig presented revised numbers for the total project, a number which is less than previously thought. The areas of savings occur at the Cranberry Lake outlet site. The first estimated cost reflected a permanent dam and what is actually needed is a flood retention structure, sedimentation basin and retention structure. This combination is now a possibility with a cost of \$165,000.00.

Mr. Martig reviewed with the Board the report he submitted to them. Level One would consist of just meeting the D.O.E./Dam Safety requirements. Level Two would include the above including a mini dredge sweeper to take care of work on Lake Leprechaun and loose

pockets of biomuck. Level Three adds to the above, reclamation of the Beaver Creek and to take care of materials sloughed off the banks which ultimately end up in Lake Limerick. Level Four would be all of the above and add a settling basin in the Bird Sanctuary area.

Costs of the projects are as follows:

LEVEL ONE \$165,000.00

LEVEL TWO add \$60,000.00 for equipment with and additional
\$15,000.00 for operation and maintenance costs.

LEVEL THREE add \$20,000.00 to Level Two to make repairs to the Beaver
Creek.

LEVEL FOUR complete the program by adding a settling pond in the
area of the Bird Sanctuary.

The total cost of everything would be \$280,000.00 with \$15,000.00 for operation and maintenance of equipment for 3 to 5 years. It would be a minimum of \$155,000.00 for just the retention structure and to meet the minimum D.O.E./Dam Safety requirements. Mr. Soehnlein questioned this figure and Mr. Martig said he would review the variable.

Mr. Soehnlein stated that we still have a few months before the decision is made and in the meantime information will be given to the membership and also asking for their input. He also presented a display to be put in the Restaurant explaining the situation Lake Limerick could face and the options we have for correcting the problem.

The assessment fee for the projects are as follows:

LEVEL ONE \$120.00 per lot
LEVEL FOUR \$210.00 per lot

Tr. Stricklin is checking into financing and interest rates for feasibility of a loan.

GREENS COMMITTEE - Jerry Fairbanks

1989 green fees recommended by the Greens Committee were reviewed for approval by the Board. Annual couples were raised 1.33%, family fees were raised 1.5 times the single rate. Senior couples were raised along with non-member couples, non-member family and non-member senior couples. The raise in green fees should bring in an additional \$1500.00 if the same number of annuals as last year are sold. The daily fees were not raised.

Motion was made by Tr. Thompson, seconded by Tr. Olson as follows:

To accept the 1989 fee schedule as recommended by the Greens Committee.

During discussion of the motion, Jeff Jackson presented the Board with a breakdown of rounds played and green fees charged based on 9 holes played with a comparison of other golf course's annual fee structures. President Pelk stated that this type of information would have been more useful if it had been submitted to the Greens Committee for them to work with and then brought before the Board.

The motion was voted on with a 5 yes vote, 4 no vote.

Mr. Fairbanks reported that the utility vehicle to be purchased as a budgeted item is a John Deere.

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

To authorize the purchase of the John Deere utility vehicle as recommended by the Greens Committee.

INN COMMITTEE - Jack King, by President Frank Pelk

The minutes were reviewed by the Board. The lobby is to be remodeled with new glass French Doors and some new furniture. The employee's Christmas party plans have been finished and the employees will receive a turkey as a bonus. The Sunday Brunch has been suspended until the spring season. A donation of two complimentary dinners has been given to the Grapeview School District for a fund raiser. A new card system was implemented on Wednesday Night Dinners for a better way of serving the patrons. The 1989 Activities Calendar will be ready by December 28th.

President Pelk reported that several employees had met with the Executive Committee concerning Restaurant/Bar tabs. The limit suggested by the Inn Committee is a \$50.00 limit in the Restaurant/Bar. He suggested that Lake Limerick adhere to the 1983 edict - "No credit in the Restaurant/Bar for social members", including employees.

Motion was made by Tr. Wilson-Hoss, seconded by Tr. Feist and carried by the Board with opposing votes by Trs. Getty and Stricklin as follows:

No credit to be extended to non-members.

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

There will be no payroll draws to employees except under exceptional circumstances, to be approved by the Executive Committee.

Discussion was had concerning whether or not the dental rider could be picked up by Administration and not be an employee deduction. This

would be an expense of \$1129.00 per year.

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

Effective immediately, or no later than April 1st,
Administration will pick up the Dental Rider.

The 90 day new employee probation period will be extended to 6 months for medical insurance coverage.

WATER COMMITTEE - Jerry Soehnlein

Mr. Soehnlein was glad to report that we still have water.

The complaints from maintenance concerning the problems with the computer are being addressed. He will contact Hawkes Electric to expedite maintenance's requests for service and assistance.

ARCHITECTURAL COMMITTEE - Tr. Pat Feist

Tr. Feist reported that Don Nuss had resigned the committee for personal reasons and that we would temporarily chair the committee.

An application to remove trees from adjoining lot lines was submitted from the owners who share a common driveway was discussed and Tr. Feist will consult with Tr. Wilson-Hoss before approval.

Trees tagged for removal on the golf course by the Greens Committee were discussed. Mr. Fairbanks assured that any major tree removal will be brought before the Architectural Committee before they do anything.

A draft of the Architectural Field Representative job description was given to Board members to look over and Tr. Feist asked that they make any changes for the January Board meeting.

Letters were sent to owners in Divisions One, Two and Three who had not removed their travel trailers by the November 1988 deadline.

Tr. Gronseth questioned the status of the storage shed at Division Three, Lot 172. Her contention is that it is a little house. Tr. Feist asked that any violation be put in writing, signed and given to the Architectural Committee. This also needs to be done concerning a house in Division One which is disrepair.

President Pelk reported on the progress of acquiring the property and mobile home owned by Candace Coleman. She is to send all pertinent papers to the office shortly.

Motion made by Tr. Wilson-Hoss, seconded by Tr. Getty and carried by the Board as follows:

To modify his motion of from the November 1988 minutes to be expanded to included "except for sanitation purposes".

The new guidelines from November 1988 have been register and will be sent to members.

MAINTENANCE - Tr. George Olson

Tr. Olson reported the weed harvester's pontoons will be repaired. Maintenance will help on the golf course.

LONG RANGE PLANNING COMMITTEE - Tr. Rob Wilson-Hoss

The committee is dealing with committee chairmen and will be spelling out goals.

The Wilson-Hoss' have purchased acreage adjacent to Lake Limerick by Division Four and will donate a portion of the property for a ballfield and access to the property.

Motion was made by Tr. Knoll, seconded by Tr. Getty and carried by the Board, with Tr. Wilson-Hoss abstaining, as follows:

To give an easement across the greenbelt at Division Four, Lot 096 for access to the ballfield and no more than two one family dwellings.

EXECUTIVE COMMITTEE - President Frank Pelk

Most of the committee report was covered in the Inn Committee report. Trs. Stricklin and Gronseth will compose a letter to the employees on the decisions of the Board today.

Tr. Thompson discussed having the membership indemnify the Board of Trustees.

Jim Roncalli will address the Board of Trustees on the topic of FHA/VA loans at the January 1989 Board meeting.

Discussion was had concerning the property line dispute between Mr. Harmon and Mr. Schreck in Division Three. Mr. Harmon has had a survey for his property lines and it was suggest that Lake Limerick would need to get its own survey, if necessary. The question was, would Lake Limerick pursue this matter if Mr. Schreck did not pursue himself.

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Motion was made by Tr. Getty, seconded by Tr. Feist and carried by the Board, with Tr. Wilson-Hoss abstaining, as follows:

To ask Mr. Schreck to attend a Board meeting on this matter when he returns.

Tr. Stricklin brought up the point that now, Washington State non-profit organizations have to qualify for Federal non-profit status.

Meeting adjourned at 1:25 p.m.

Respectfully submitted,

Patti Gronseth,
Recording secretary