

LAKE LIMERICK COUNTRY CLUB, INC.
BOARD OF TRUSTEES
JULY 15, 1989

The July 15, 1989 meeting of the Board of Trustees of Lake Limerick Country Club, Inc. was called to order at 9:00 A.M. by president Patti Gronseth. All members were present.

Guests attending were Jim McFarland, George Olson, Jack King and John Braden.

Motion was made by Tr. Thompson and seconded by Tr. Getty and carried as follows:

To approve the June 17, 1989 board meeting minutes as written.

The office printer experienced a power pac failure. Lauren advised the board members of its age and the fact a repair would be guaranteed just 30 days and also stated it was a medium sized printer. A new printer which is 50% faster and should last from 4 to 5 years could be purchased for \$1135.

A motion by Tr. Thompson and seconded by Tr. Getty carried as follows:

To authorize the purchase of a new printer.

The following announcements were made by President Gronseth:

1. President Gronseth announced she was having an identification sign made to post on her property for lot identification. This would help the Architectural Committee, Fire Department, Emergency vehicles, etc. She urged all members consider doing this.
2. Follow up on the requirements for the listing of all rental properties at LLCC will include a printed form to be enclosed with the next news letter.

The following committee reports were presented to the Board.

Green Committee - George Olson, Chairman.

The question of returning annual dues was discussed. The greens committee had previously disallowed refunds. Tr. Pelk stated that refunds had not been given in the past. The greens committee asked for a ruling to govern future requests. Tr. Combes stated he had been approached by the person involved who stated she was upset over the controversy and somewhat perturbed over the fact that she had been determined to be a hardship case. She asked if I could tell her to whom she should send her check to return the refund. President Gronseth stated she feels hardship cases should be considered, Tr. Getty agreed. Tr. Wilson-Hoss made a motion which was seconded by Tr. Wilson as follows:

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No refunds under any circumstances to non-members. Permit refunds to members based on hardship as determined by a majority of the Greens Committee. The motion carried with the following trustees opposing: Thompson, Feist, Combes and Pelk.

The green keeper Jim Viger is back and doing fine. A new mower might be needed to replace the one involved in the personnel injury a few weeks ago.

Tr. Wilson-Hoss asked why the guards had been removed and wanted all the equipment checked. Tr. Pelk agreed to check on safety meetings for maintenance personnel. Tr. Wilson-Hoss wants rules followed or termination of violators.

Tr. Pelk reported on the problems of hiring and retaining part time employees. Also on their attitudes and work habits.

Problems of policing the golf course was brought up by the Pro Jeff Jackson. He stated there were too many people on the course that were not playing golf. As of August 1st, the policy of golfers only on the golf course will be implemented.

The golf fees are to be simplified. No more instances of missing green flags or tee markers, however, the plumbing from the sinks in the restrooms at #5 were stolen.

The USGA representative was not contacted but will try again this next week.

WATER COMMITTEE - Garth Anderson not present.

Tr. Pelk reported that Howard Boelk was still complaining that the computer was still not working. Garth had explained to the executive committee that the problem was with the sensors in the wells. It was also stated by Tr. Pelk that Mr. Boelk had told him there was a communication problem between himself and the water committee.

LAKE/DAM COMMITTEE - Jim McFarland.

No new items, water too low and too many weeds. Jerry Soehnlein had been contacted by President Gronseth regarding raising the lake level. He stated DOE should be contacted but that there should be no problem. The permit DOE process is on schedule and going fine. There will be a meeting on July 25 on FDS with the County. Question was raised on the problems in Cranberry Creek with weeds and drainage. President Gronseth stated the State is investigating the use of sterile grass carp to eat weeds in lakes. Pilot study being done.

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FINANCIAL - Tr. Stricklin, Treasurer.

Overall administration is fine. The restaurant lost \$3300, the Blarney Room lost \$100. Complaints regarding public green fees suffering because membership club activities. It was suggested that the Greens Committee get together with Jeff at the end of the summer and look at statistical facts to determine if there is sufficient cause for the Board to consider making some policy changes.

A more definite explanation regarding the three reserve funds being established was provided by Tr. Wilson-Hoss as follows:

1. General Reserve (Emergency) estimated at approximately \$5-6000 annually.
2. Repair Reserve
 - a) Equipment, furnishings, personal property
 - b) Buildings
3. Capital Reserve (Major Projects) at maximum possible.

These funds should be dedicated for their specific purpose and not be allowed for other uses.

It was suggested by Tr. Wilson-Hoss that the Executive Committee re-evaluate job worth based on current experiences. Tr. Getty suggested the meeting move on to new issues.

INN COMMITTEE - Tr. Helen Woodruff-Chairperson

Had special meeting concerning menu pricing in restaurant and drinks in the Blarney Room. It was concluded that pricing in both areas was too low based on food and drink costs and preparation costs which have risen dramatically lately.

The following rates were proposed to the Board:

The dinner menu raised an average of 8 1/2%.

The following rates for the Blarney Room:

Well drinks - \$1.60
Call drinks - 10% to nearest quarter
Beer - \$1.50
Draft - \$1.00

Also proposed: Happy hour be reduced to one our Friday and Saturday.
Well drinks \$1.25, beer \$1.00, Draft - \$.75.

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A motion was made by Tr. Wilson-Hoss and seconded by Tr. Getty as follows:

Approve price increase as suggested and make Happy Hour from 5-6 p.m. effective 7/21/89. Motion carried.

ARCHITECTURAL COMMITTEE - Tr. Pat Feist - Chairman.

There was the normal amount of applications processed. The following detailed fee structure for applications was presented for inclusion in the previous minutes.

\$35.00 - New residence
\$20.00 - New garage/additions/carports/decks
\$15.00 - Storage sheds/fences/docks/grading
\$ 5.00 - Tree removal

A motion was made by Tr. Wilson-Hoss, seconded by Tr. Thompson to add above schedule to previous minutes carried.

Three field representative job applications were chosen and referred to the Executive Committee for final selection.

President Gronseth presented the results of the special committee appointed to determine the number of trailers which should be allowed on a lot. Chairman Feist requested postponement of any action until after the next Architectural Committee meeting on 8/12/89.

The members of the Architectural Committee were selected to meet with the Lake Committee to decide what action can be taken on the Eide oversized dock.

A motion to correct the June 12, 1989 board meeting minutes to reflect the subcommittee consisting of Al Wilson, Al Gronseth and John Getty was made by Tr. Wilson-Hoss and seconded by Tr. Thompson.

This committee recommended no more than two trailers on a septic system. Tr. Getty agreed to get the Mason County regulations on septic system limitations to Tr. Feist.

President Gronseth pointed out that travel trailers in all divisions are required to be moved in November and not brought back until April 15 the following year.

Motion made by Tr. Wilson-Hoss, seconded by Tr. Thompson, carried as follows:

A mobile home, other than new may be approved by having it inspected by two members of the Architectural Committee prior to bringing it on to Lake Limerick property. All expenses associated with said

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inspection including, but not limited to mileage at 20 1/2 cents per mile, lodging, meals, etc., must be borne by the mobile home owner. The inspectors' recommendations must be approved by a majority of the Architectural Committee.

A motion was made by Tr. Wilson-Hoss, seconded by Tr. Pelk, to table further consideration requiring performance bonds until after the Field Representative is on board and has had sufficient experience and knowledge as to whether or not such a performance bond is required.

Tr. Wilson-Hoss has a quit-claim deed from Coleman-Brown. He requested that pictures be taken prior to removing the trailer. Pat Paradise said he would remove the junk car.

A letter was written to Doug Richards, Div. 3, to remove the travel trailer. President Gronseth is following up on it.

Tr. Pelk brought up facts about a junk car stashed in the woods. Property owner was contacted and said he wants the car removed.

Application from property owner Carbough, Div. 3, Lot 172, for storage shed was reported but is now using it as sleeping quarters. Letter will be sent.

Yellow architectural permits are to be sent out with approved applications to alert members that construction is being accomplished and that fees have been paid.

MAINTENANCE - Tr. Pelk - Chairman

Howard thins pressure washing roof reduces life. Roof bids are to be obtained.

LONG RANGE PLANNING COMMITTEE - Tr. Wilson-Hoss - Chairman

There was a discussion regarding responsibility of paying liens.

Motion was made by Tr. Getty and seconded by Tr. Pelk to propose to title companies that we will subordinate our lien so that lenders would finance loans on a case by case basis and was carried. Tr. Wilson-Hoss was also authorized to proceed with the repossession he is working on.

1986 property taxes need to be paid by July 31, 1989 if we don't want to lose our interest in the property.

A motion made by Tr. Thompson, seconded by Tr. Getty carried as follows:

To authorize Tr. Wilson-Hoss to decide on county tax foreclosures on a case to case basis. Tr. Al Wilson was appointed as new chairman of LONG RANGE PLANNING COMMITTEE.

The ball field has not been surveyed as yet. Don Holman was contracted and estimated the survey could cost of to \$800.00.

Motion made by Tr. Getty and seconded by Tr. Thompson carried as follows:

Approved \$800.00 for ballfield survey. Tr. Wilson-Hoss abstained.

EXECUTIVE COMMITTEE

Discussed the pro's contract - special meeting on 8/5/89 to come up with contract that can be presented to Jeff 8/12/89.

NEW BUSINESS

A motion was made by Tr. Getty and seconded by Tr. Woodruff carried as follows:

Lauren was authorized to find out about computer program up to a cost of \$300.00.

The Kapfhammer dog has been removed from Lake Limerick.

The Board of Trustees is to have pictures taken again next month. The first ones did not turn out.

The semi-annual meeting will be 9/30/89.

Two voting issues - Bylaw amendments and proper waiting time for petition issues. Motion was made by Tr. Pelk and seconded by Tr. Woodruff carried as follows:

Zero base budget will be delayed for a year.

CORRESPONDENCE;

1. Letter of resignation of Jerry Boles from the Architectural Committee.

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2. Letter from Dept. of Fisheries thanking LLCC for allowing the operation of the Cranberry Creek egg boxes. A suggestion was made to contact the Squaxin Indian tribe to see if they would operate the egg boxes.
3. Letter of resignation from Mike Hughes from the Lake Patrol. The letter will be published in the Newsletter. The Board will show appreciation by offering him and his wife a dinner.

WATER COMMITTEE - Garth Anderson - Chairman

Late report stated #6 well not ready to proceed with treatment. Distribution is being looked into. Garth was troubled about the claim he was not available for Howard. He promised to get with Howard and work out differences concerning the computer.

Meeting adjourned at 1:28 p.m.

Respectfully submitted,

Clyde Combes
Secretary