

AGENDA
BOARD OF TRUSTEES - LAKE LIMERICK COUNTRY CLUB, INC.
DECEMBER 16, 1995 8:00 A.M.

- .. ROLL CALL.....
- II. APPROVAL OF MINUTES:..... TILLIE WALDRON
 - Minutes of November 18 1995..... TILLIE WALDRON
 - Minutes of November 27, 1995
- III. FINANCIAL REPORT MARTHA FAIRBANKS
 - There will be no Financial Report due to Software Conversion.
 - Sample Reports will be provided.
- IV. CONSENT AGENDA (Committees)
 - ARCHITECTURAL COMMITTEE LAKE/DAM COMMITTEE
 - BINGO/GAMING COMMITTEE PLANNING COMMITTEE
 - COMMUNITY SUPPORT COMMITTEE MAINTENANCE COMMITTEE
 - ELECTION COMMITTEE NOMINATING COMMITTEE
 - FINANCIAL ADVISORY COMMITTEE SECURITY COMMITTEE
 - GREENS COMMITTEE WATER COMMITTEE
 - INN COMMITTEE YOUTH/PARK COMMITTEE

(reminder: non-smoking meeting, we will break every hour)
- ITEMS FROM CONSENT AGENDA:
 - 1. Architectural Committee - Tree Removal Ted Mason
 - 2. Greens Committee - Timber Harvest Clean Up Jerry Fairbanks
 - 3. Lake/Dam Committee - Lake Management Grant..... Dan Robinson
- V. EXECUTIVE
- VI. OLD BUSINESS
 - A. Complaint Procedure, 2nd opinion
 - B. Insurance Renewal
 - C. Not For Profit IRS Filing of Form 990 Bill Buff
 - 1. Discussion; Golf Non Member Annuals - Social Membership
 - 2. Responsible Designee for Continuity and IRS Coordination Recommended
 - D. Survey Award to Agate Land Survey, Notified December 16, 1995
- VII. NEW BUSINESS
 - A. Mason County Comprehensive Plan and Environmental Impact Statement
Flyer announcing Town Meeting January 2, 1996.
 - B. Pizza Oven Telephone Poll, Approval by Motion
- VIII. COMMENTS FROM MEMBERSHIP:
- IX. CORRESPONDENCE:
- X. ANNOUNCEMENTS:
 - A. Betty Braget on Vacation beginning December 18, 1995 - return date has not been confirmed
- XI. ADJOURN:

There will be a Closed Executive Meeting Immediately following the Board Meeting to discuss personnel matters.

LAKE LIMERICK COUNTRY CLUB, INC.

E. 790 ST. ANDREWS DRIVE
SHELTON, WA 98584

BOARD OF TRUSTEES

December 16, 1995

The meeting was called to order by President Betty Malloy Braget at 8:00 a.m. Trustees attending: Dan Robinson, Ted Mason, Talitha Waldron, Martha Fairbanks, Bill Buff, Jerry Soehnlein, Shirley Reichner, Gary Ayers, Bob Johnson, and John Hocker.

ROLL CALL: *Tillie Waldron*

APPROVAL OF MINUTES:

Motion made by Tr. Jerry Soehnlein, seconded by Tr. John Hocker and carried by the Board as follows:

To approve the minutes of the November 18, 1995 Board meeting with the following correction: Page 3, Executive Committee: change the word "hired" to "promoted".

Motion made by Tr. Ted Mason, seconded by Tr. Jerry Soehnlein and carried by the Board as follows:

To approve the minutes of the November 27, 1995 Special Board Meeting as written.

FINANCIAL REPORT:

Treasurer Martha Fairbanks said there were no financial reports due to the major conversion to a new software program. Samples of the new financial were passed out at the meeting. The new reports will be submitted to the board as soon as they are prepared.

ITEMS FROM THE CONSENT AGENDA:

Consent Agenda Item 2. Greens Committee --Timber Harvest Clean Up

Jerry Fairbanks passed out a recommended procedure for the golf course clean up and restoration. He recapped the clean up, restoration of cart paths, and purchase of 50 trees. At the next meeting he will provide a P & L for the Timber Harvest. Skip Wirtz, Green's Supervisor, will be asked to attend the January board meeting.

Motion made by Tr. Jerry Soehnlein, seconded by Tr. Martha Fairbanks and carried by the Board as follows:

The board of trustees authorizes the green's committee to spend up to \$4,000.00 for the restoration of the golf course as recommended by the green's committee.

Consent Agenda Item 1. Architectural Committee --Tree Removal

Chairperson Ted Mason discussed an approved architectural application. A contractor will remove trees for a future residence and will landscape with 6' cedar trees around the property line. Ted noted he was against the approval for lot stripping. Tr. Jerry Soehnlein suggested leaving the existing trees, plant new trees around the perimeter of the property, then remove the existing trees when the new trees establish themselves. The guidelines and the appeal process were reviewed by the board, and the guidelines clearly state that "clear-cutting" will not be tolerated. Ted was advised to communicate this policy with the Architectural Committee.

Break from 9:00 am to 9:10 a.m.

NEW BUSINESS:

A. Mason County Comprehensive Plan and Environmental Impact Statement Flyer announcing Town Meeting January 2, 1996.

The board reviewed the Draft Environmental Impact Statement Public Notice issued by Mason County and its effect on Lake Limerick. Extensive discussion followed regarding the potential six square mile community development north east of St. Andrews Drive. A flyer will be prepared to be distributed at the Tom and Jerry party tonight. Tr. Jerry Soehnlein will make available his comments which could be incorporated by members concerns and sent to the commissioners.

Tr. Tillie Waldron was excused at 10:15 a.m.

The Board went into recess to develop a Resolution.

Tr. Tillie Waldron returned to the meeting at 10:30 a.m.

Motion made by Tr. Bill Buff, seconded by Tr. John Hocker and carried unanimously by the Board as follows:

To approve the resolution as follows:

LAKE LIMERICK COUNTRY CLUB, INC.

RESOLUTION

95-09

WHEREAS, the Board of Trustees of Lake Limerick Country Club is dedicated to maintaining the quality of life and environment within the Lake Limerick Community;

WHEREAS, the Board of Trustees of Lake Limerick Country Club recognizes that population growth within Mason County is inevitable;

WHEREAS, The Board of Trustees of Lake Limerick Country Club recognizes that Mason County is required to develop a comprehensive plan to facilitate this growth;

THEREFORE be it resolved that the Board of Trustees of Lake Limerick Country Club objects to the draft of the Mason County Comprehensive Plan/EIS which locates any dense population growth that may negatively impact its communities quality of life and environment.

Adopted and dated this 16th day of December 1995 by the Board of Trustees of Lake Limerick Country Club, Inc.

Motion made by Tr. Gary Ayers, seconded by Tr. Ted Mason, reread and carried by the Board as follows:

The board of trustees will put a large ad in the Shelton Journal and Olympian that LLCC will state their position on the Mason county Comprehensive plan, and to include notification of a Town meeting of LLCC members January 2, 1996.

Consent Agenda Item 3. Lake/Dam Committee - Lake Management Grant

Tr. Dan Robinson distributed proposals on the grant. He reiterated the conditions and evaluated the alternatives of herbicides or grass carp for weed control. The costs need to be reviewed by the financial advisory committee.

Motion made by Tr. Dan Robinson, seconded by Tr. Gary Ayers and carried by the Board as follows:

The board of trustees approves the concept of submitting options to the membership. The financial advisory committee will review the documents and make a recommendation to the board of trustees.

Tr. Tillie Waldron left at 10:50 a.m.

EXECUTIVE COMMITTEE:

A. Mason /County Plan was purchased for the Board of Trustees, Water committee and extra copies may be loaned out or reviewed at the office.

OLD BUSINESS:

A. Complaint Procedure, 2nd Opinion.

President Betty Malloy Braget, and Tr. Martha Fairbanks has acquired a second legal opinion that they will follow up with a written opinion to the board of trustees.

B. Insurance Renewal.

We have renewed our liability insurance with Duncan and Associates. The premium is a little less than last year.

C. Not For Profit IRS Filing of Form 990.

1. Tr. Bill Buff reported the Form 990 was filed with the IRS. He recommends discussing the Social Membership.

Motion made by Tr. Jerry Soehnlein, seconded by Tr. Gary Ayers and carried by the Board as follows:

“Social Memberships” will be excluded from all future non-member golf annuals.

Motion made by Tr. Ted Mason, seconded by Tr. Bob Johnson:

The board of trustees approves changing the terminology from “Social Members” to “Social Privileges.”

Tr. Ted Mason and Tr Bob Johnson withdrew the motion.

Motion made by Tr. Jerry Soehnlein, seconded by Tr. Ted Mason and carried by the Board as follows:

The board of trustees dispenses with all future “social memberships”.

Motion made by Tr. Jerry Soehnlein, seconded by Tr. Gary Ayers and carried by the Board as follows:

Lake Limerick Country Club will develop and document a “social privilege” status.

It is the intent of the board to allow social privileges to include only the use of the lounge and restaurant.

D. Survey Award to Agate Land Survey, Notified December 16, 1995.

1. There were six bids submitted to survey certain points on the west side of Lake Limerick property. Agate Land Survey was selected for the project. Tr. Ted Mason will be the liaison.

NEW BUSINESS:

B. *Pizza Oven Telephone Poll.*

1. The Board approved the purchase of a pizza oven for ^{500.00} \$600.00. Tr. Ted Mason expressed concern about the amperage of the panel. He was told this was checked out by the Inn Committee and that Tr. Gary Ayers, Chairperson of the Maintenance committee will check further.

C. *Nominating Committee.*

Tr. Bill Buff noted the nominating committee did not meet in December and would like to know when Chairperson OraLee Barker will hold the next meeting.

D. *Bingo Committee.*

Tr. Shirley Reichner, chairperson of the bingo committee, reported that KIWANIS is interested in having Bingo on Sunday. She is meeting with them Wednesday. It was suggested to have a lease/contract with the KIWANIS and defray charge for six months to check attendance etc. for negotiations. There would have to be the \$35.00/week clean up charge.

COMMENTS FROM MEMBERSHIP: None

CORRESPONDENCE: None

ANNOUNCEMENTS:

President Betty Malloy Braget will be on vacation beginning December 18, 1995, and the return date has not been confirmed.

Motion made by Tr. Jerry Soehnlein, seconded by Tr. Ted Mason and carried by the Board as follows:

To adjourn the meeting at 11:45 p.m.

Respectfully submitted,
Tillie Waldron, Secretary

Preliminary Minutes, not approved by the Board of Trustees. For review only.

The Closed Executive Meeting will be held after the first of the year to review employees salaries.

Sep 30, 1995
5:02 pm

LAKE LIMERICK COUNTRY CLUB
Balance Sheet

Page 1

September 30, 1995

SAMPLE ONLY

ASSETS:

Current Assets:

OUT-OF-BALANCE ERROR	\$0.01
Cash On Hand - Administration	200.03
Cash On Hand - Bingo	691.95
Cash On Hand - Lounge	200.00
Cash On Hand - Restaurant	477.70
Cash In Bank - Administration	(100,229.70)
Cash In Bank - Bingo	3,044.17
Cash In Bank - Water Dept	28,645.35
Cash In Bank - Ball Park Equip	2,074.44
Cash In Bank - Savings Admin	18,011.73
Cash In Bank - Savings Bingo	1,437.87
Restricted Savings - Ge'l Fund	19,825.36
Restricted Savings - Lake Mgt	7,524.16
Accounts Receivable	660.00
Accounts Receivable - Members	42,144.95
Accounts Receivable - Lou/Rest	90.66
Accounts Receivable - Water	2,746.02
Returned & NFS Checks	910.65
Inventory Lounge	3,638.50
Inventory Restaurant	2,779.21
PrePaid Federal Income Tax	18,411.00
Prepaid Insurance	8,176.68

TOTAL Current Assets

\$61,460.74

Fixed Assets:

Land	305,969.00
Land For Resale	14,766.45
Dam/Lakes/Docks	137,335.00
Bldgs/Septic/Water Structures	1,062,853.00
Furniture & Office Equipment	94,034.00
Computers & Electronics	33,318.00
Automobiles & Trucks	38,875.00
Machinery & Equipment	140,781.00
Accumulated Depreciation	(815,182.02)

TOTAL Fixed Assets

1,012,749.43

Other Assets:

Note Receivable - L.A.	1,282.47
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September 30, 1995

Note Receivable - L.S.	1,379.12
Note Receivable - W.D.	401.03
Note Receivable - J.M.	397.83
Note Receivable - C.L.	492.45

TOTAL Other Assets

3,952.90

TOTAL ASSETS

\$1,078,163.07

LIABILITIES:

Current Liabilities:

Note Payable - Mower	\$5,114.26
Note Payable - Valve/Fail	33,173.34
Accounts Payable	(521.41)
Insurance Payable	1,864.16
Accrued Salaries & Wages	179.89
FICA & Withholding Payable	871.38
L&I Taxes Payable	1,749.97
Employment Sec Taxes Payable	1,397.41
FUTA Payable	13.88

TOTAL Current Liabilities

\$43,842.88

TOTAL LIABILITIES

43,842.88

CAPITAL:

Capital	561,816.43
Operating Reserve (Deficit) 8/95	(31,044.19)
Budget Excess (Deficit) Net 8/95	96,941.98
Retained Earnings	415,341.06
Year-to-Date Earnings	(8,735.09)

TOTAL CAPITAL

1,034,320.19

TOTAL LIABILITIES & CAPITAL

\$1,078,163.07

SAMPLE ONLY!

	1 Month Ended Sep/95 =====	1 Month Ended Sep/94 =====	Variance Fav/<Unf> =====	% Var =====
Income				
Revenue				
Assessment General	\$1,665.00	\$0.00	\$1,665.00	
Dues - Membership	735.00	0.00	735.00	
TOTAL Gross Revenue	2,400.00	0.00	2,400.00	
TOTAL Income	2,400.00	0.00	2,400.00	
NET INCOME	2,400.00	0.00	2,400.00	
Cost of Goods Sold				
Direct Costs				
Lounge Beverage Costs	2,895.63	0.00	(2,895.63)	
Restaurant Food Costs	434.53	0.00	(434.53)	
TOTAL Direct Costs	3,330.16	0.00	(3,330.16)	
TOTAL Cost of Goods Sold	3,330.16	0.00	(3,330.16)	
GROSS PROFIT	(930.16)	0.00	(930.16)	
Expenses				
Salaries & Wages Lake/Dam	82.99	0.00	(82.99)	
Salaries & Wages Golf	3,273.78	0.00	(3,273.78)	
FICA Expense Lake/Dam	6.20	0.00	(6.20)	
FICA Expense Golf	247.86	0.00	(247.86)	
L&I Insurance Lake/Dam	1.47	0.00	(1.47)	
L&I Insurance Golf	73.70	0.00	(73.70)	
Wa Employment Security Tax lak	0.32	0.00	(0.32)	
Wa Employment Security Tax Gol	(84.31)	0.00	84.31	
F.U.T.A. Golf	12.63	0.00	(12.63)	
Health Insurance	30.40	0.00	(30.40)	
Health Insurance	(2.02)	0.00	2.02	
Health Insurance	(59.03)	0.00	59.03	
Health Insurance	22.00	0.00	(22.00)	
Life Insurance	100.00	0.00	(100.00)	

	1 Month Ended Sep/95 =====	1 Month Ended Sep/94 =====	Variance Fav/<Unf> =====	% Var =====
Life Insurance	(0.14)	0.00	0.14	
Life Insurance	30.00	0.00	(30.00)	
Accounting	255.00	0.00	(255.00)	
Advertising	9.00	0.00	(9.00)	
Bank Service Charges	102.96	0.00	(102.96)	
Bankcard Discount	53.43	0.00	(53.43)	
Janitorial Service Contract	278.00	0.00	(278.00)	
Janitorial Service Contract	50.00	0.00	(50.00)	
Janitorial Service Contract	162.00	0.00	(162.00)	
Licenses & Permits	802.00	0.00	(802.00)	
Newsletter Expense	1,012.53	0.00	(1,012.53)	
Office Expense	29.50	0.00	(29.50)	
Office Expense	9.84	0.00	(9.84)	
Postage	600.00	0.00	(600.00)	
Promotional Expense	24.00	0.00	(24.00)	
Repair & Maintenance	518.84	0.00	(518.84)	
Repair & Maintenance	247.83	0.00	(247.83)	
Repair & Maintenance	27.00	0.00	(27.00)	
Repair & Maintenance	80.85	0.00	(80.85)	
Supplies	112.80	0.00	(112.80)	
Supplies	174.64	0.00	(174.64)	
Supplies	116.95	0.00	(116.95)	
Supplies	11.46	0.00	(11.46)	
Supplies	315.67	0.00	(315.67)	
Supplies	252.81	0.00	(252.81)	
Travel	158.00	0.00	(158.00)	
Utilities	22.81	0.00	(22.81)	
Vehicle Expense	48.75	0.00	(48.75)	
Water Test	35.00	0.00	(35.00)	
	-----	-----	-----	
TOTAL Expenses	9,247.52	0.00	(9,247.52)	
	-----	-----	-----	
OPERATING PROFIT	(10,177.68)	0.00	(10,177.68)	
	-----	-----	-----	
Other Income & Expenses				
Special Asst-Valve/Fail 1995	2,262.00	0.00	2,262.00	
Miscellaneous Expense	(15.63)	0.00	(15.63)	
Interest Expense	(803.78)	0.00	(803.78)	
	-----	-----	-----	

	1 Month Ended Sep/95 =====	1 Month Ended Sep/94 =====	Variance Fav/<Unf> =====	% Var =====
TOTAL Other Income & Expenses	1,442.59	0.00	1,442.59	
PROFIT BEFORE TAXES	(8,735.09)	0.00	(8,735.09)	
NET PROFIT	(\$8,735.09) =====	\$0.00 =====	(\$8,735.09) =====	

LAKE LIMERICK GREENS COMMITTEE

**RECOMMENDED PROCEDURE FOR GOLF COURSE
CLEAN UP AND RESTORATION**

I. DESCRIPTION OF TIMBER SLASH CLEAN UP

A burn area will be established on property to the south of 3rd tee.

- | | |
|----------|--|
| 1st Hole | No Work |
| 2nd Hole | Remove all piles of timber slash from right side of fairway and transport to burn area. |
| 3rd Hole | Remove all piles of timber slash and loose stumps from left side of 3rd fairway and transport to burn area. |
| 4th Hole | Remove and transport to burn area all tree slash and loose stumps on both sides of fairway. |
| 5th Hole | Remove all tree slash and stumps from the sides of fairway and transport to burn area. |
| 8th Hole | Remove all timber slash and loose stumps from right side of fairway and transport to burn area or burn piles in place. |
| 9th Hole | No Work |

All timber slash will be burned in accordance with fire regulations and will be accomplished in the shortest length of time possible.

Work will commence as soon as authorized by Lake Limerick and will be coordinated with Golf Course Superintendent. Work is anticipated to take approximately one week to complete, weather permitting.

Work will be performed by private contractor or Lake Limerick personnel.

<u>II. RESTORATION OF CART PATHS</u>	\$4,000.00
additional crushed rock to complete restoration over that purchased as of December 15, 1995	\$1,000.00
<u>III. PURCHASE OF APPROXIMATELY 50 TREES</u>	\$1,200.00
for placement as determined by Course Superintendent	
TOTAL COST:	\$6,200.00

*BOT
12-16-96*

DRAFT

Mason County
Comprehensive Plan and
Environmental Impact Statement

Prepared for
Mason County
by
Butler & Associates

November 15, 1995

PUBLIC NOTICE
 DRAFT ENVIRONMENTAL IMPACT STATEMENT
 MASON COUNTY COMPREHENSIVE PLAN

NOTICE IS HEREBY GIVEN that Mason County has issued a Draft Environmental Impact Statement for the proposed Mason County Comprehensive Plan, effective December 4, 1995. There is a 30 day comment period, comments must be postmarked by January 3, 1996. Written comments are encouraged.

Comments should be addressed to:
 Mason County Department of Community Development, Attn: Bob Fink, PO Box 578, Shelton, WA 98584.

Copies will be available after December 4, 1995. For a copy of the Draft Environmental Impact Statement, call (360) 427-9670, extension 282. Copies are also available for review at the William Redd Library in Shelton; Timberland Community Library in Hoodspport; and the North Mason Library in Belfair.

PUBLIC WORKSHOPS

Public Workshops will be held to provide an opportunity to ask questions and make comments regarding the Draft Environmental Impact Statement, the Mason County planning process and the proposed Mason County Comprehensive Plan.

Please plan to attend the workshops (schedule below) to make your comments or concerns heard.

DAY	DECEMBER	TIME	LOCATION
Tuesday	12	7:00 p.m.	Totten-Li'l Skookum Community Hall SE 3480 Lynch Rd Shelton WA 98584
Thursday	14	7:00 p.m.	Mason County Fairgrounds, Bldg. 17 W Fairgrounds Rd Shelton WA 98584
Wednesday	20	7:00 p.m.	Hood Canal School Multipurpose Room N 111 State Rt 106 Shelton WA 98584
Thursday	21	7:00 p.m.	Belfair Fire Hall NE 460 Old Belfair Hwy Belfair WA 98528

Questions regarding the Draft Environmental Impact Statement or the workshops can be made to the Mason County Department of Community Development at 427-9670, ext. 366.



DEPARTMENT OF COMMUNITY DEVELOPMENT
PLANNING - SOLID WASTE - UTILITIES
BLDG. I • 411 N. 5TH ST. • P.O. BOX 578
SHELTON, WA 98584 • (360) 427-9670

December 4, 1995

TO: Interested Citizens

FROM: Gary Yando, Director
Mason County Department of Community Development

A handwritten signature in black ink, appearing to read "Gary Yando".

SUBJECT: Draft Environmental Impact Statement on the proposed Mason County Comprehensive Plan

This copy of the Draft Environmental Impact Statement (DEIS) on the proposed Mason County Comprehensive Plan is for your review and comment. This DEIS is intended to provide information concerning the environmental impacts of taking no action or of the adoption of any of four identified alternatives.

All of the alternatives considered assume the same overall amount of population growth in the county through 2014. The difference in the alternatives lies in how population is directed within the county.

Your comments are important in ensuring that the significant environmental impacts have been identified. There is a 30 day comment period, and comments must be postmarked by January 3, 1996. Written comments are encouraged. Please address your comments to:

Attn: Bob Fink
Mason County Department of Community Development
P.O. Box 578
Shelton, WA 98583

If you have question regarding this DEIS, please call Bob Fink at (306) 336-9434. We appreciate you assistance in reviewing this DEIS.

FACT SHEET

**Action Sponsor and
Lead Agency**

Mason County
Department of Community Development
P.O. Box 578
Shelton WA 98584

**Lead Agency
Contact Person**

Gary Yando, Director
(360) 427-9670

Proposed Action

The proposed action focuses on revisions to the Mason County Comprehensive Plan in accordance with the Growth Management Act, RCW 36.70.A, (GMA) and State Environmental Policy Act, RCW 43.21.C, (SEPA). When adopted, Mason County's revised Comprehensive Plan will include the mandated elements of land use, housing, transportation, capital facilities, and utilities.

This draft Comprehensive Plan/Environmental Impact Statement (Plan/EIS) presents the results of the impact analyses of four Plan alternatives and the Preferred Alternatives currently under consideration by Mason County's Comprehensive Plan Ad Hoc Committee. Upon completion of the 30-day SEPA review and public hearings, the Mason County Planning Commission will proceed to develop a recommended Comprehensive Plan for review and adoption by the Board of County Commissioners of Mason County. The four Plan alternatives and the preferred alternative are briefly described below:

Alternatives

Alternative 1 - No Action The No Action alternative calls for future growth based on the County's current comprehensive plan and development regulations. The boundaries for the City of Shelton, the only incorporated area within Mason County, would remain the same.

Alternative 2- Working Rural Area Alternative 2 would accommodate future growth through three development districts. Those districts include Urban Growth Areas (UGAs), Working Rural Areas (WRAs), and Rural Areas. UGAs include the City of Shelton and the communities of Belfair, Allyn, Union, and Hoodspport. Approximately 65 percent of the projected population would be allocated to the five UGAs; 30 percent to the WRAs; and 5 percent to the remaining rural areas.

Development options would include residential and non-residential uses for all development districts. Performance standards would guide development within each development district except the City of Shelton UGA which would use a combination of zoning and performance standards.

Alternative 3 - Rural Lands Alternative 3 proposes to accommodate future growth through Urban Growth Areas (UGAs) and Rural Lands. UGAs would include the City of Shelton and the Community of Belfair. The UGAs would provide for both residential and non-residential uses. A combination of performance standards and zoning would guide development within the UGAs. Approximately 50 percent of the County's anticipated population growth would be directed to the Belfair UGA and approximately 20 percent to the Shelton UGA.

The Rural Lands would include those lands outside of UGAs, County designated Resource Lands, and National Park and Forest lands. Rural Lands would include Rural Activity Centers (RACs) and would allow for development of Resource Conservation Master Plans (RCMPs). RACs would include the communities of Allyn, Union, and Hoodspport. RCMPs could be developed throughout Rural Lands on sites larger than 20 acres. In addition, RCMPs would be required to dedicate at least 30 percent of the site to permanent open space and manage at least 30 percent of the site in resource-based uses.

Rural Lands would provide for both residential and non-residential uses. Performance standards would guide development within RCMPs. Zoning, along with performance standards, would guide development throughout the rest of the Rural Lands. Approximately 20 percent of the County's anticipated population growth would be allocated to the Rural Lands.

Alternative 4 - Fully Contained Community Alternative 4 proposes to manage future growth within Mason County through a single Urban Growth Area (UGA), a New Fully Contained Community (FCC), and Rural Lands. The UGA would be the City of Shelton UGA. It would provide for both residential and non-residential uses. A combination of zoning and performance standards would guide development within the UGA. Approximately 25 percent of the County's anticipated population would be allocated to the Shelton UGA.

A new FCC would be designated within Mason County. It would develop at urban densities and intensities with urban level services. The FCC would provide for both residential and non residential uses. Performance standards would guide development within the FCC. Approximately 25 percent of the County's anticipated population would be allocated to the FCC.

Rural Lands would include those lands outside of UGAs, County designated Resource Lands, and National Park and Forest lands. Rural Lands would include Rural Activity Centers (RACs) and Rural Areas. Rural Lands would provide for both residential and non-residential uses. Approximately 50 percent of the County's anticipated population growth would be allocated to Rural Lands.

RACs would include the communities of Allyn, Union, and Hoodsport. RACs would provide for residential and non-residential uses. Performance standards would guide development within RACs.

Rural Areas would include those Rural Lands outside of UGAs, County designated Resource Lands, RACs, and

National Park and Forest lands. Both residential and non-residential uses would be allowed within Rural Areas. Residential uses would be restricted to single family at a density of one unit per 2.5 acres. Non-residential uses would be limited to agriculture, forestry, mineral extraction, aquaculture, horticulture, master planned resorts, hospitality uses, cottage industries, home-based businesses, institutions, public facilities, and single purpose recreation, retail, commercial, and industrial. Performance standards would guide development of both residential and non-residential uses within the Rural Areas.

Preferred Alternative The Preferred Alternative proposes to manage growth through two Urban Growth Areas (UGAs) and Rural Lands. The UGAs would include the City of Shelton UGA and the Community of Belfair UGA. Approximately 20.8 percent of Mason County's anticipated population growth would be allocated to the City of Shelton UGA and 9.2 percent to the Belfair UGA.

The UGAs would provide for both residential and non-residential uses. A combination of zoning and performance standards would guide development within the City of Shelton UGA. Performance standards would guide development within the Belfair UGA.

Rural Lands would include those lands outside of UGAs, County designated Resource Lands, and National park and forest lands. Development within Rural Lands would occur within five development districts. Those districts would include Rural Activity Centers (RACs), Rural Community Centers (RCCs), Working Rural Areas (WRAs), Resource Conservation Master Plans (RCMPs), and Rural Areas.

***Draft Plan/EIS
Authors***

Butler & Associates
1235 20th Avenue East
Seattle WA 98112

Land Use, Housing,
Utilities

KCM, Inc.
1917 First Avenue
Seattle WA 98101-1027

Capital Facilities

Bell-Walker Engineers, Inc.

Bellevue WA

Transportation

Other Contributors

Chase Economics
3812 North 11th Street
Tacoma WA 98406

Economic Development

Judith Stoloff Associates
2235 Fairview East Slip 6
Seattle WA 98102

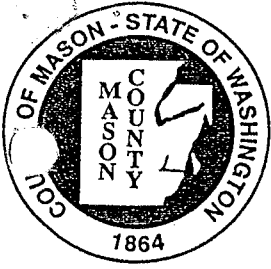
Housing

Date of Issuance

December 4, 1995


Comment Deadline

January 3, 1996



DEPARTMENT OF COMMUNITY DEVELOPMENT
PLANNING - SOLID WASTE - UTILITIES
BLDG. I • 411 N. 5TH ST. • P.O. BOX 578
SHELTON, WA 98584 • (360) 427-9670

December 12, 1995

To: Interested Parties
From: Fran Hall, Clerk 
Community Development
Re: Corrections to Comp. Plan/EIS

Due to printing error, the enclosed corrections need to be incorporated into the Mason County Comprehensive Plan/EIS. Please replace the following pages:

IX-3.9 and IX-3.10
IX-3.11 and IX-3.12

IX-4.13 and IX-4.14
IX-4.15 and IX-4.16

IX-4.19 and IX-4.20
IX-4.21 and IX-4.22

IX-7.1 and IX-7.2

We are sorry for any inconvenience or confusion this may have caused.

- RU-322 The master plan for the new Mixed Use development should include the following:
- A. A land use plan that provides for residential, retail, commercial, resource-based or light industrial, institutional, recreation, and open space uses;
 - B. A transportation plan that addresses linkages to the existing road network, and access, circulation, classification, and phasing of transportation facilities within the Mixed Use development;
 - C. A capital facilities plan that addresses how the Mixed Use development will link to existing facilities and the types and phasing of new public facilities and services to be provided within the development;
 - D. A development or phasing plan that identifies the schedule of development of the Mixed Use development;
 - E. Development standards and design guidelines for projects within the Mixed Use development; and
 - F. Environmental analysis that assesses the potential adverse environmental impacts and identifies mitigation measures.

Fully Contained Community

- RU-330 The future location of a new Fully Contained Community may be identified within the Working Rural Area.
- RU-331 A new Fully Contained Community must include a minimum of 1000 acres.
- RU-332 A proposal for a new Fully Contained Community (FCC) requires the following:
- A. Redesignation of the area proposed for the FCC from WRA to Urban; and
 - B. A master plan for the entire site.

- existing road network, and access, circulation, classification, and phasing of transportation facilities within the MPR;
- C. A capital facilities plan that addresses how the MPR will link to existing facilities and the types and phasing of new public facilities and services to be provided within the MPR;
- D. A development or phasing plan that identifies the schedule of development of the MPR;
- E. Development standards and design guidelines for projects within the MPR; and
- F. Environmental analysis that assesses the potential adverse environmental impacts and identifies mitigation measures.

Industrial

RU-350

Mason County should allow the development of industrial uses within Working Rural Areas and evaluate them based on the following:

- A. A minimum parcel size of 50 acres;
- B. A land use plan that identifies and locates the proposed uses within the industrial development;
- C. A transportation plan that addresses linkages to the existing road network, and access, circulation, classification, and phasing of transportation facilities within the industrial development;
- D. A capital facilities plan that addresses how the industrial area will link to existing facilities and the types and phasing of new public facilities and services to be provided within the industrial development;
- E. A development or phasing plan that identifies the schedule of development of the industrial development;

- A. No resource use or any of its components shall be or become a nuisance, private or public, by any changed conditions in or about the locality thereof after the same has been in operation for more than five years, when such operation was not a nuisance at the time the operation began; provided that the provisions of this subsection shall not apply whenever a nuisance results from the negligent or improper operation of any such operation or its component activities, and the property owner follows the standards of Chapter 17.01.050 of the Mason County Interim Resource Ordinance.
- B. A resource operation shall not be found to be a public or private nuisance if the operation conforms to local, state, and federal law and best management practices.

RE-520 Mining operations shall not incur time of day or days of the week restrictions, but shall be conducted according to best management practices pursuant to Washington State Law.

RE-521 Mining operations shall be free from excessive or arbitrary regulation.

RE-522 Any properties that are redesignated to Mineral Resource Lands classification shall be recorded with the County Auditor within two weeks of redesignation. Notification shall be in the form of written notice of the designation. Said notice shall be in a form authorized by the Director and shall include:

- A. Legal description of the property subject to redesignation.
- B. The sixteenth (1/16) section or sections in which the designated properties lie, as well as those for any properties that lie within 300 feet of the boundary if the designated property.
- C. Notification to property owners within 300 feet of proposed Mineral Resource Lands.

- RE-702 Domestic water supplies shall be in compliance with State and County health codes.

Harstine Island Sub-Area Plan

- B-2 Forest Land Use
 - B-2-a: Encourage forestry as a preferred land use in the subarea.
 - B-2-b: Promote forest practices with private land owners and commercial timber companies that preserve as much as possible of the natural beauty of the Island; especially along roads and in other scenic areas.
 - B-2-b • 1: Roads and shorelines in forested areas should be identified and agreements should be promoted with timber companies to use alternatives to clear-cutting in those areas.
 - B-2-b • 2: Agreements with timber companies should be promoted which minimize the likelihood that large blocks of land will be clear-cut simultaneously.
 - B-2-b • 3: Buffers required between roads and occupied properties and clear cut areas.
- B-4 Agriculture Land Use
 - B-4-a: Identify and encourage the existing agricultural lands in the subarea.
 - B-4-b: Assist property owners, who wish to implement new agriculture to the Island, to use Best Management Practices (BMP).
 - B-4-b • 1: Encourage land use that meets the criteria as agricultural lands; to remain in long-term farming or agricultural use; (as detailed in the Mason County Resource Conservation and Critical Areas Protection Ordinance.)

Implementation: BMPs should be used and include the following standards, when appropriate:

 - A Vegetation buffer for perennial and seasonal streams and wetlands, based on the class of the critical area.

Southeast Mason County Sub-Area Plan

A. AGRICULTURAL LAND USE

- A1: Owners of those lands which qualify are encouraged to enroll in the Open Space - Agriculture property tax classification program, pursuant to R.C.W. Chapter 84.33.
- A2: Lands that meet the designation criteria for agricultural lands, as detailed in the Mason County Interim Resource Ordinance, as adopted, will be provided protection against nuisance claims as detailed in the Ordinance.
- B1. Property owners of these agricultural land uses are encouraged to work with the Mason County Conservation District to get the technical assistance suitable for their property, including locally accepted Best Management Practices.
- B2. Site specific farm management plans should be developed in cooperation with the Mason County Conservation District and should include the use of Best Management Practices applicable to the farm operation.

B. AQUACULTURAL LAND USE

- A1: Land uses and proposed development along the shoreline or on adjacent uplands of the watershed should minimize any increases in stormwater runoff and nonpoint pollution which degrade water quality for aquacultural uses.
- A2: Provide protection against nuisance claims for aquacultural uses in case new development changes the character of the areas surrounding those aquacultural uses.
- B1: Activities which enhance habitat or increase fish, shellfish, and aquatic resources should be encouraged as an important part of the economy and lifestyle of the area.
- C1: Pollution discharges into waters where shellfish are cultured or harvested, or into streams which flow into these shellfish areas should be prohibited or brought into compliance.
- C2: Aquaculture activities should be accomplished with

C. FOREST LAND USE

- A1: Incentives should be made available by Mason County to encourage continued forest land ownership.
- A2: If land conversions from forest to other land uses occur, continued access for forest management activities should remain as an important consideration in the planning of transportation routes in the subarea.
- A3: Provide protection against nuisance claims for forestry uses if new development changes the character of the areas surrounding those forestry uses.
- A4: Landowners adjacent to forest land uses should be made aware that forest lands will be managed to the property lines of the forest lands.
- A5: Promote citizen awareness and the understanding of forest practices in the watershed through public education efforts.
- B1: Forest management activities should remain in compliance with state forest practices to minimize the physical and water quality impacts to adjacent properties in the watershed.
- B2: Recommendations from the Timber/Fish/Wildlife cooperative research should be integrated in future forest management activities through the Washington State Forest Practice Act.

G. NATURAL SYSTEMS

- B1: The general public should be educated about the location of forest, aquacultural, agricultural, and mineral resource lands and the intrinsic nature of these land uses.
- B2: Residential and non-resource commercial and industrial uses in the areas of resource lands should be closely regulated and should follow development standards which do not create conflicting land uses.

IX-7 WATER QUALITY AND QUANTITY

General Policies

- WQ-100 The Mason County Comprehensive Plan should be consistent and compatible with the Mason County Shoreline Management Act.
- WQ-101 Water conservation should be reflected in development regulations, and development features such as landscaping, architecture, and storm water runoff collection and detention systems.
- WQ-102 Conservation and efficiency strategies should be developed and implemented County-wide to provide the most efficient use of all water resources.
- WQ-103 Conservation plans and programs should be coordinated with Grays Harbor, Jefferson, Kitsap, Pierce and Thurston Counties to ensure water resource protection measures address the needs and conditions of entire watersheds.
- WQ-104 Mason County should continue and enhance County-wide education efforts on water use, conservation and protection.
- WQ-105 Mason County should actively promote the concept of watershed management with respect to land use planning and the review of proposed development.
- WQ-106 Mason County should discourage future development in the 100-year floodplain as identified in the Mason County FEMA Flood Insurance Study maps.
- WQ-107 Mason County should have the responsibility for the review process, including site investigations, and make recommendations on water rights applications to the Department of Ecology.
- WQ-108 All beneficial uses of water should share the burdens and benefits of natural fluctuations in the amount of stream flow annually available.
- WQ-109 The volume of surface and ground water used should be limited through comprehensive conservation programs,

LAKE LIMERICK COUNTRY CLUB, INC.

RESOLUTION

95-09

WHEREAS, the Board of Trustees of Lake Limerick Country Club is dedicated to maintaining the quality of life and environment within the Lake Limerick Community;

WHEREAS, the Board of Trustees of Lake Limerick Country Club recognizes that population growth within Mason County is inevitable;

WHEREAS, The Board of Trustees of Lake Limerick Country Club recognizes that Mason County is required to develop a comprehensive plan to facilitate this growth;

THEREFORE be it resolved that the Board of Trustees of Lake Limerick Country Club objects to the draft of the Mason County Comprehensive Plan/EIS which locates any dense population growth that may negatively impact its communities quality of life and environment.

Adopted and dated this 16th day of December, 1995 by the Board of Trustees of Lake Limerick Country Club, Inc.



Bill Buff
President Pro Tem, Board of Trustees

Resolution:

LLCC, INC

Resolution

95-09

WHEREAS, THE BOT OF LLCC IS DEDICATED TO MAINTAINING THE QUALITY OF LIFE & ENVIRONMENT WITHIN THE LL COMMUNITY

WHEREAS, THE BOT OF LLCC RECOGNIZES THAT ~~MAJOR~~ POPULATION GROWTH WITHIN MASON COUNTY IS INEVITABLE

WHEREAS, THE BOT OF LLCC RECOGNIZES THAT MASON CO IS REQUIRED TO DEVELOPE A COMPREHENSIVE PLAN TO FACILITATE THIS GROWTH

THEFORE, BE IT RESOLVED THAT THE BOT OF LLCC ~~DOES~~ OBJECTS TO THE DRAFT OF MCEP WHICH LOCATES ANY DENSE POPULATION GROWTH THAT MAY NEGATIVELY IMPACT THE MAINTAINED QUALITY OF LIFE AND ENVIRONMENT.

ADOPTED AND DATED THIS 1st DAY OF DECEMBER 1995 BY THE BOT OF LLCC, INC

MEMORANDUM

*Tillie Waldron
Call the
Board on the
Pizza Oven*

DATE: December 11, 1995
TO: Board of Trustees
FROM: Tillie Waldron
RE: Pizza Oven Phone Poll

A phone poll was started on December 8, 1995 and completed on December 10, 1995.

The poll was taken with the following statement:

We recommend approval for a pizza oven for the Inn for approximately \$500.00. The Inn will have a Turkey Shoot for Pizza Pans, etc..

The results of the pole were as follows:

<u>Yea</u>	<u>Nay</u>
Gary Ayers	John Hocker
Dan Robinson	<u>NOT AVAILABLE</u>
Martha Fairbanks	Robert Johnson
Tillie Waldron	
Betty Malloy-Braget	
Ted Mason	
Shirley Reichner	
Bill Buff	
Jerry Soehnlein	

HOME OWNER'S COMMITTEE REPORT Dec. 16, 1995

The I.R.S. identification under which L.L.C.C. will henceforth file under is no longer Home Owner's but N.F.P. (Not For Profit) identification. The N.F.P. is in many ways the same as Home Owner's. However, the Not For Profit form 990 offers greater income tax savings to Lake Limerick and has been recommended as the better of the two by both consulted C.P.A. firms.

Thus your committee identification will be: N.F.P. Committee.

Not For Profit (N.F.P.) Committee Report

December 14th

A final review of the 990 form was held in Don Gardner's office. All data required has been reviewed, finalized, formally signed and mailed per schedule, December 15, 1995.

A detailed report identifying certain required alterations in our bookkeeping records is forthcoming.

All effected departments and personnel will be given good instruction as well as the reasons why. Alterations are not many, nor are they complicated.

Many thanks to a hard working committee.

Betty Braget
Bill Buff
Martha Fairbanks

John Hocker, Chairman

LAKE LIMERICK COUNTRY CLUB INC.
LONG RANGE PLANNING COMMITTEE
DECEMBER 7, 1995

The meeting was brought to order at 6:30 P.M. by Chairperson Jerry Soehnlein. Members present were Pat Feist (new member), Dick Lombard and Nan Stricklin. Those excused were Martha Fairbanks, Clara Robinson, Jack King and Scott Carey.

Jerry Soehnlein reported that last meetings recommendations to the Board of Trustees (meeting of November 18, 1995) were approved as submitted.

In Summary:

- o Impact fees were tabled for future information and legal applicability--no further action at this time.
- o Golf course expansion by others tabled until future contact--no further action required at this time.
- o Community septic tank maintenance is in progress by the county--no further action.
- o Great Hall access from the kitchen has been sent to Maintenance Department/Committee for budget preparation for 96/97--no further action required.
- o ADA compliance at community properties is possible and has been sent to Maintenance Department/Parks Committee for implementation and budget preparation for 96/97--no further action.

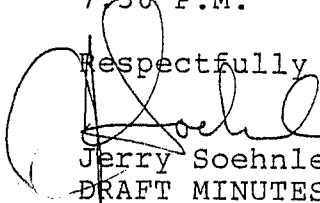
Active projects for the Committee are:

- o Community security (physical protection of club properties)--Dick Lombard will contact other communities to review their approach to the issue.
- o Building code compliance (Inn)--Les Johnson will be contacted for assistance. (Les was subsequently contacted and will attend the next meeting.)
- o Lake Limerick, year 2010--this time frame only effects the termination of the Architectural Committee, it's the recommendation of this committee to table this subject until the year 2005 and at that time develop recommendations to the Board--no further action required at this time.
- o Jogging paths--location, strategy and benefits were discussed at length. Adjacent property owner participation was determined imperative along with community involvement. As weather permits, the committee will walk the areas and solicit involvement with local lot owners.

At the suggestion of President Dan Robinson, this committee will review the benefits of employing a Club Manager.

A motion was made, seconded and passed to adjourn the meeting at 7:30 P.M.

Respectfully submitted,


Jerry Soehnlein, Chairperson

DRAFT MINUTES ONLY--NEEDS APPROVAL BY COMMITTEE

a Bill, President
Wally

LAKE LIMERICK COUNTRY CLUB, INC.
INCIDENT/COMPLAINT FORM

Type of Incident/Complaint: Security Architectural Water Inn
Other (explain): _____

Date of Incident/Complaint: 12/15/95

Name: GERARD T. Woodruff

Address: E 230 SHAMROCK Phone: NONE

Name: Eather WOODMAN, Tyron Tuttle
(person incident/complaint is against)

Address _____ Div/Lot# _____
(architectural, water or security use only)

Nature of Incident/Complaint: Robbery, Theft, Vandalism

ON FRIDAY THE 15TH I STOP BY THE SHOP AT 9:00 IN THE EVENING. I SAW TWO OF OUR TRUCKS HAD BROKEN WINDOWS. I CALLED MY BOSS KEN DOUGLAS AND THE SHERIFF

Recommended Solution for this Incident/Complaint: LIST OF THINGS MISSING.

- ① CAMERA
- ② RAIN GEAR
- ③ FIRE EXTINGUISHER
- ④ FIRST AID KITS

FOR COMMITTEE USE ONLY

*Circle Committee accepting the responsibility:
Security Architectural Water Inn Other*

Date of Initial Inspection of Incident/Complaint: _____

Outcome: _____

Follow Up Dates: _____ Outcome: _____

MEMO

December 26, 1995

To-----Oralee Barker
To-----Inn Committee
To-----B. O. T. members
To-----Maint. Committee
From-----Gary Ayers

The following items were results of the December Maintenance meeting and should be on the January Inn Committee agenda.

1. Bob Braget suggested that the Inn purchase a Shop -Vac type vacuum cleaner to be used mainly for water spills in the restrooms and the kitchen.
2. The fence around the Inn Patio blew down in the recent storm and will need to be replaced. The Inn should decide what the new fence should look like, I.E. same or new design?
3. The bid for the new gutters and down spouts for the Inn is attached.
4. Removal of trees in the Inn's parking lot. Ted Mason said it would cost about \$500.00 for the two next to the tennis court. Wally Barker suggested a third tree should be removed also.
5. We are still working on the bids for the handicapped ramp for the Inn. Ted Mason is getting an alternate bid on a device that installs on stair ways, that will lower and raise the handicapped. As soon as we get all of these bids we will present them to the Inn committee for approval and submission to the BOT.



NAME _____
 ADDRESS _____
 JOB ADDRESS Wake Henneville INN
 DATE 12-15-95 PHONE _____

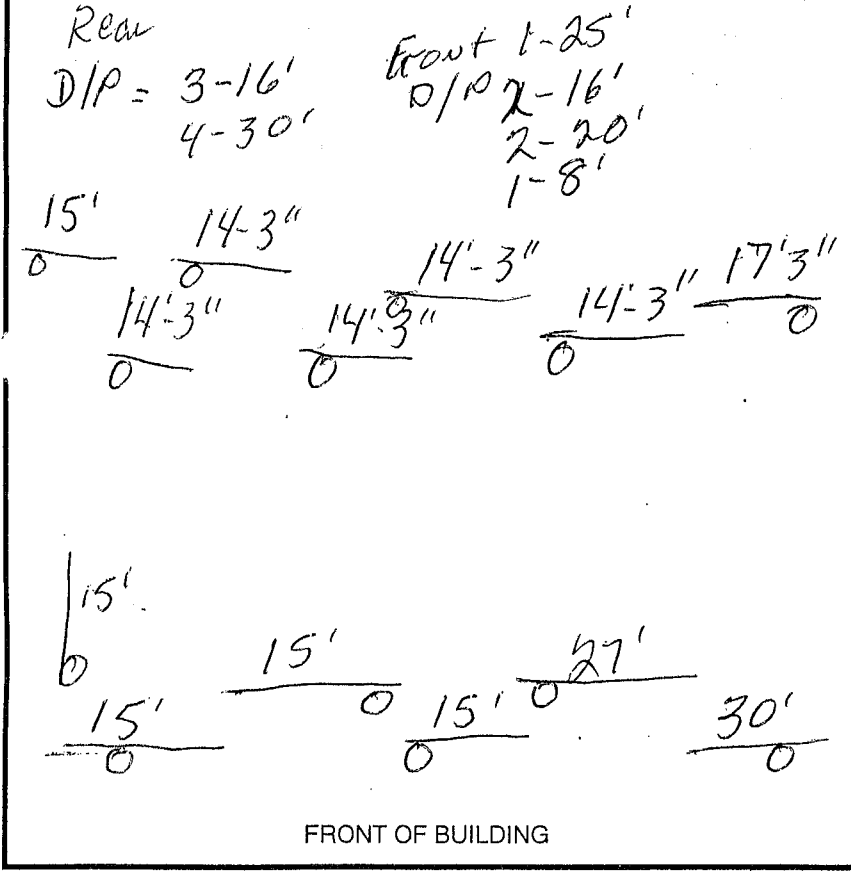
FREE ESTIMATES
TOM SPENCER
 Licensed & Bonded

(360) ~~426-4095~~ 427-5044
 P.O. BOX 2401
 Shelton, WA 98584

ALL WORK GUARANTEED.

The following is a firm fixed quotation for the purchase and installation of continuous aluminum gutters. Any changes requested by the customer are subject to additional charges.

GUTTER AND DOWNSPOUT LOCATIONS
 APPROX. AS SHOWN BELOW (NOT TO SCALE)



- 5" SEAMLESS ALUMINUM GUTTER
- 2x3 in. RECTANGULAR DOWNSPOUT
- BAKED-ON ACRYLIC ENAMEL FINISH
- WHITE BROWN OTHER _____

MATERIAL REQUIRED		
	QUANTITY	UNIT PRICE
GUTTER	220'	352 ⁰⁰
ELBOWS D/P	260'	416 ⁰⁰
CORNERS		
RETURNS		
FLASHING		
OTHER Cut Dec. P. Holes	4	20 ⁰⁰
GUTTER INSTALLATION		788 ⁰⁰
TEAR OFF & REMOVAL OF OLD GUTTER	220' @ .50	110 ⁰⁰
SUB TOTAL		898 ⁰⁰
TAX		70.04
TOTAL PRICE	#	968.04

SPECIAL CONSIDERATIONS: _____

TERMS: CASH ON COMPLETION
 Unless previously arranged
 1-1/2% per month will be charged
 on delinquent accounts

ROOF SHINGLE SHAKE OTHER _____
 PITCH 4/12 5/12 6/12 OTHER _____
 HEIGHT 1 STORY 2 STORY OTHER _____

ATTENTION

LAKE LIMERICK MEMBERS

R U

AWARE OF THE

? M.C.C.P. ?

IF *NOT*, YOU SHOULD BE..... MASON COUNTY HAS COMPILED A COUNTY COMPREHENSIVE PLAN WHICH PROPOSES A FULLY CONTAINED COMMUNITY OF OVER 9,100 POPULATION, WHICH AT THIS TIME, IS SHOWN TO BE DEVELOPED NEAR LAKE LIMERICK. IF YOU WOULD LIKE TO LEARN MORE ABOUT THIS PLAN, IT IS IMPERITIVE THAT YOU ATTEND THE TOWN MEETING AT LAKE LIMERICK COUNTRY CLUB ON

JANUARY 27TH

2:00 P.M.

MAKE YOUR OPINION COUNT!!!

LAKE LIMERICK COUNTRY CLUB INC.
LAKE/DAM COMMITTEE
DECEMBER 14, 1995

The meeting was brought to order at 5:30 P.M. by Chairperson, Bill Buff. Members present were Talitha Waldron, Joyce Stanton, Curt Burnett, Tim Reber, and Carolyn Soehnlein.

Members of the Board present were John Hocker, Jerry Soehnlein, Betty Braget, Martha Fairbanks, and Dan Robinson. Guests present were Clara Robinson, Jerry Fairbanks, and Bob Braget.

Motion made by Joyce Stanton, seconded by Carolyn Soehnlein and carried to approve the minutes of November 9, 1995 as presented.

There was no financial report given.

OLD BUSINESS:

Bill Buff talked to Ken Jones about the purchase of large tagged trout for a fishing tournament. Ken said 4# to 7# trout were available for \$10.00 each. A discussion on this was tabled until next month.

Curt Burnett reported on the information he has acquired on stickers for all registered boats in 1996. He will bring an example of one next month. Sheila will update the list of boats and owners and put in the computer. The price of the stickers will be \$250.00 for 500. They will be black and white. Only one needed per boat.

NEW BUSINESS:

Dan Robinson reported on the progress of the Aquatics Weed Grant and lake treatment for 1996. At the last meeting of the Steering Committee (all interested parties and consultants) three options were decided upon. All three are essentially equal in benefit to the community. The difference is in cost. (1) Whole lake Sonar, (2) plant grass carp with one time Aquathol. (3) plant grass carp with one time Sonar .

The Squaxin Tribe is very concerned that we control nutrients going into the lakes before any treatments. Therefore, lakefront septic system testing was included in the options. There are grants and low interest loans available for this testing. Dan is going to apply to the Centennial Fund for a grant, at a workshop in January.

The costs of each option will be very expensive. \$100,000.00 to \$300,000.00 for five years. Dan has a breakdown of these costs available.

Motion was made by Carolyn Soehnlein, seconded by Joyce Stanton and carried that this committee recommend to the Board of Trustees that all information (plus details discussed at meeting) be presented to the membership at a special meeting January 27, 1996 at 2:00 P.M.

A vote by the membership is needed for this project.

Meeting adjourned at 6:40P.M.

Respectfully submitted,
Carolyn Soehnlein

"DRAFT MINUTES ONLY--NEEDS APPROVAL"

LAKE LIMERICK COUNTRY CLUB INC.
FINANCIAL ADVISORY COMMITTEE
DECEMBER 12, 1995

The meeting was brought to order at 7:00 P.M. by Chairperson Jerry Soehnlein, at the request of the Board of Trustees. The purpose was to review the financing of the lake restoration options as presented by the Lake/Dam Committee.

Those present were Scott Carey, Martha Fairbanks and Dick Sirokman. Those excused were Betty Braget and Nan Stricklin.

Guests present were Bill Buff and Dan Robinson.

Dan presented the proposed options for lake restoration (weed eradication) by the use of (and in combination) herbicides and grass carp. Included in his presentation was a timetable of events and cash flow of options 1-3 (dated 12-19-95).

At the conclusion of the presentation, questions and discussions, a motion was made by Dick Sirokman, seconded by Scott Carey and passed unanimously as follows:

The Financial Advisory Committee recommends to the Board of Trustees, that the Lake/Dam budget of \$25,000.00 per year together with grants and no interest loans be used to defer the costs of the three options with no special assessment(s) to the membership.

There being no further business the meeting was adjourned at 8:25 P.M.

Respectfully submitted,

Jerry Soehnlein, Chairperson

DRAFT MINUTES ONLY--NEEDS APPROVAL BY COMMITTEE

WBT

Memorandum

DATE: December 19, 1995
TO: JoraLee
FROM: Martha Fairbanks
RE: Lake Limerick Inn Closure

The Inn will be closed from January 2, 1996 through January 9, 1996.

We will need the Inn cleaned on the 2nd and then again on the 9th. After this date we would like for you to resume your normal cleaning schedule.

Thank you for your cooperation in this matter.

Martha Fairbanks

Martha Fairbanks

Treasurer

LAKE LIMERICK COUNTRY CLUB, INC.

Correct

*a to Dick
Sullivan*

LAKE LIMERICK COUNTRY CLUB, INC.
E 790 ST. ANDREWS DRIVE
SHELTON, WA 98584
(360) 426-3581

December 16, 1995

Lake Limerick Country Club Members:

As you are aware from the reviews in both newsletters and Board of Trustee and Membership meetings, representatives of your club have been engaged in an evaluation of the various methods available for control of the plant growth in our lake. The Club was awarded a grant from the State Department of Ecology early in 1995 for this evaluation, as well as for the selection and execution of an appropriate control procedure. This program is identified as Aquatic Weed Management (AWM) Grant No. G95. We have completed the evaluation phase, and are now at the point of selection of the methods we plan to execute.

The plant growth in our lake is dominated by Brazilian Elodea (*Igeria Densa*), which as of July, 1995, was estimated to cover approximately half of the total lakebed. This plant is classed as an invasive (non-native) noxious weed by Washington State, and Lake Limerick is one of a limited number of western Washington lakes known to harbor it. It is easily spread throughout the lake as well as among lakes, carried by birds, boat trailers, and inadvertent human-caused transplantation. This plant is the direct target of the initial control efforts, although we also intend to control the growth of all the plants in the lake. In addition, it is crucial to our long term plan that a vigorous program be implemented to reduce the weed-encouraging nutrients entering the lake from the surrounding watershed.

The evaluation activities, conducted over the last 10 months by Grant-funded consultants as well as community volunteers, addressed all known and permissible methods of aquatic plant control. We have considered doing nothing to control the weed growth, but the consequences of this approach would be a lake unusable for fishing, boating, or swimming in about three years. We considered continuing the relatively modest treatment with contact herbicide each year as we have been doing the past 4 years, but, in addition to

facing mounting opposition from Community members and others having an interest in our lake, this approach would be the most expensive over the 5 year span of our control plan. Most other methods were eliminated as ineffective or exceedingly expensive, leaving three essentially equal options meeting our criteria for feasibility.

Throughout the evaluation, we have worked closely with and been supported by representatives of County and State Agencies, the Squaxin Island Tribe, and our long-time consultant, Water Environmental, Inc. " This Steering Committee" in the majority has endorsed the options presented herein, and agrees that the Community members should select the course of action to be pursued henceforth.

The options described in the attachments to this letter are, on the one hand, a long term reliance on the systemic herbicide *SONAR* to provide the necessary control of plant growth, and on the other, a combination of one time herbicide application to reduce the amount of plant growth, and subsequent planting of sterile grass carp for long term control. The herbicide-grass carp option is further divided into two plans that differ in the type of herbicide used, the timing of the grass carp planting, and the cost. Each of the three proposed plans is characterized by advantages and disadvantages, as well as differing costs as defined on the attachments. In our evaluation, it has become clear that there is no "magic bullet" to control the weeds, and that whatever method we choose carries some degree of risk that effective control of the plant growth may not be immediately achieved. We are convinced, however, that none of these options represents a threat to the viability of the lake or our residents or the fish and wildlife that populate it.

The estimated costs of each option over periods of 5 and 10 years is shown in the attachments, along with the expected source of the funds to accomplish each of the alternatives. There may well be other sources of grant funds available, and we will continue to seek such sources out. We are assured that loans, both low interest State Revolving Fund types, and regular bank issues, are available to provide the money when required and that can be retired when and if grant funds are found to be available. We do not believe that any special assessments will be required to accomplish any of the options.

Finally, a necessary adjunct to the Lake Management plan as discussed above, is application of best-management practices to our watershed. We know that nutrients are entering our lake from many sources, and two of those that we intend to exercise some control over is waterfront septic systems and the use of fertilizers. Mason County is in the process of developing a septic system monitoring program that will eventually require the inspection of all such systems, and we are working with the County Health Department to accomplish the "dye test" portion of this inspection during calendar 1997. The county requires that the Community bear a portion of the cost of these tests, but there appears to be State funds available to defray some of this cost. There is also an opportunity to reduce the cost of the program through volunteer support of the Health Department during the planning and execution of the tests. Regarding the use of fertilizers, we are developing an education program with the help of the Washington State University office in Shelton whose aim is to reduce fertilizer use and to substitute "lake-friendly" fertilizers where they cannot be discontinued. We are particularly concerned with lake-front lawns and gardens, and with our golf course. We intend to pursue these watershed management practices with any of the options for lake treatment.

Until this point, I have not indicated a preferred option, because there is no clear advantage of one over any of the others. However, I believe OPTION 3 (1996 SONAR and 1997 grass carp plant) has a narrow advantage from the standpoint of logistics of accomplishment and of securing necessary funds.

In conclusion, I encourage each property owner to review the alternatives described herein, and to vote your preference for the long term control of plant growth in our lake. At the special membership meeting on January 27, 1996, I plan to provide a complete schedule and cost breakdown for those wishing more detail than we are able to include in this mailing. In the meantime, additional data and answers to your questions will be provided in response to written requests directed to the Club Office.


Dan Robinson
Aquatic Weed Management
Project Manager

LAKE LIMERICK COUNTRY CLUB

AQUATIC WEED MANAGEMENT PLAN

SECTION 3 OPTION SUMMARY FOR COMMUNITY DECISION JANUARY, 1996

ALL OPTIONS BASIC REQUIREMENTS

Annual biomass surveys
County-supervised Septic System checks begin Dec 96
Active education program on use of "lake-friendly" fertilizers
Evaluation of localized plant growth control measures (bottom barriers, etc.)
Twice-annual Steering Committee reviews
State and local permitting activities and coordination with interested parties

OPTION 1 SYSTEMIC HERBICIDE (*SONAR*) APPLICATION

Apply Fluridone (*SONAR*) in June 96
Possible re-application of Fluridone required in 1997

Relative Advantages: Immediate extermination of a major portion of the invasive weeds; moderate 1996 expense covered by the grant; may have eradication guarantee from the Manufacturer

Relative Disadvantages: Probably will not completely eradicate all of the Elodea or any other Lake plant specie; surviving plants will flourish, requiring follow-on herbicide treatments; lake water cannot be used for irrigation of the golf course for 10 weeks during application, although a plan has been developed with the LLCC Water Committee to divert one existing well normally used for drinking water to golf course irrigation; may require mitigation of downstream plant growth extermination

Five year Cost: \$100,000 (One Fluridone Treatment) up to \$235,000 (Two fluridone treatments)
PLUS \$90,000 for lakefront septic system tests

Ten year costs: \$200,000 (2 Fluridone Treatments) up to 385,000 (Three fluridone treatments)

LAKE LIMERICK COUNTRY CLUB

AQUATIC WEED MANAGEMENT PLAN

SECTION 3 OPTION SUMMARY FOR COMMUNITY DECISION JANUARY, 1996

OPTION 2 GRASS CARP WITH ONE-TIME *AQUATHOL* BIOMASS REDUCTION

Grass carp stocking rate design by Dept of Fish and Wildlife April, 96
Design and construction of Carp containment screens at inlets and outlet July, 96
Apply *Aquathol* (Contact) herbicide in June, 96
Install Grass carp August, 96
Maintenance installation of Carp June, 2000

Relative Advantages: Immediate reduction of visible plant growth due to *Aquathol* treatment; reasonable possibility of long term plant growth control without herbicides; elimination of irrigation restrictions associated with herbicides

Relative disadvantages High cost and uncertainty of carp containment structures; uncertain rate of carp replacement requirements; Dept of Fish & Wildlife restriction on weed control measures beyond the carp for 3 or more years; potential high cost of assuring salmon passage through carp containment structures; uncertainty of actual plant growth control with the number of carp allowed by Fish & Wildlife; *Aquathol* presently carries 8 day swimming restriction

Five year cost: \$165,000 up to \$215,000
PLUS \$90,000 for lakefront septic system tests

Ten year costs: \$195,000 up to \$280,000
PLUS \$90,000 for lakefront septic system tests

LAKE LIMERICK COUNTRY CLUB

AQUATIC WEED MANAGEMENT PLAN

SECTION 3 OPTION SUMMARY FOR COMMUNITY DECISION JANUARY, 1996

OPTION 3 GRASS CARP WITH ONE-TIME FLURIDONE APPL. TO ERADICATE BRAZILIAN ELODEA

Apply Fluridone (*SONAR*) in June 96

Grass carp stocking rate design by Dept of Fish and Wildlife April, 97

Design and construction of Carp containment screens at inlets and outlet May, 97

Install Grass carp July, 97

Maintenance installation of Carp June, 2001

Relative Advantages: Large scale extermination of Elodea and some other plant growth prior to carp installation; additional time to secure grant or loan funds for carp containment structures; additional experience in other lakes using carp for plant growth control

Relative disadvantages: High cost of both Fluridone application and carp containment; same uncertainties of number of carp permitted to actually control plant growth, containment structures, golf course irrigation, etc.; may require mitigation of downstream plant growth extermination

Five year cost: \$205,000 up to \$245,000
PLUS \$90,000 for lakefront septic system tests

Ten year costs: \$230,000 up to \$305,000
PLUS \$90,000 for lakefront septic system tests

LAKE LIMERICK COUNTRY CLUB

AQUATIC WEED MANAGEMENT PLAN

OPTION SUMMARY FOR COMMUNITY DECISION JANUARY, 1996

COST DATA USED FOR OPTION ESTIMATES:

The following approximate costs have been used in compiling the 5 and 10 year costs shown for the various options.

Fluridone treatment (Complete Lake)	\$80,000	Includes a warranty assuring 85% control of Brazilian Elodea
Diversion of Well #5 to Golf Irriga.	\$2,000	During Fluridone Treatment Cycle
Permit cost - Herbicide & Carp	\$2,000 - \$5,000	
<i>Aquathol</i> treatment	\$25,000	Similar to that done the past several years
Biomass survey (Annual)	\$2,300	Survey of plant growth in both Lakes
Septic system dye checks (Initial check only)	\$90,000	Test of Lakefront septic systems
Carp containment structures		
Design	\$10,000	Outlet & 3 inlets
Construction	\$80,000	
Initial carp installation	\$15,000 to \$25,000	Qty to be determined by Fisheries
Carp replacement	\$3,000 to \$7,500	Qty depends on plant growth
Fertilizer education program (per year)	\$2,000	Supported by WSU
Maintenance of Inlet - Outlet screens (per year)	\$1,000	Cleaning and repairing
Small Scale weed control measures (Bottom Barriers, Harvest)	\$0 to \$5,000 per year for Carp options \$0 - \$10,000 per year for Fluridone option	
Annual monitoring, reporting	\$1,000 to \$3,000	Data and preparation of annual report

SOURCE OF FUNDS (OTHER THAN LLCC SPECIAL ASSESSMENTS)

1995 AWM Grant	\$60,000	(Net Available (State Funds less County Fee))
LLCC general fund (5 years)	\$125,000	(Based on recent Expenditures)
Wash State Revolving Loan Fund (Low interest Loans)	\$250,000	(Available through County Sponsorship at 0 % interest for up to 5 years)
Centennial Clean Water Fund (Grant)	\$90,000	(Grant may be available for Septic tests)
Dept of Ecology AWM Grant (follow-on)	\$75,000	(Maximum Potential available in 1997)

LAKE LIMERICK COUNTRY CL
E 790 ST. ANDREWS DRIVE
SHELTON, WA 98584
(206) 426-3581
FAX (206) 426-8922

BACKUP DATA
AVAILABLE ON
REQUEST.

AQUATIC WEED MANAGEMENT
Prepared November, 1995

TIMELINE

ACTIONS

SECTION 1

SIGNIFICANT ACTIONS TO DATE

- 1991 - 1994 Yearly herbicide treatments to maintain a holding action against invasive weeds
- Feb., 1995 Aquatic Weed Management Grant awarded
- Mar., 1995 Contract to *Water Environmental* for planning projection, and 1995 Biomass Survey
- July, 1995 Commence two month manual harvesting effort
Water Environmental accomplish 1995 Biomass Survey
Contract awarded to *KCM, Inc* for Carp Containment evaluation
- Oct., 1995 Resample certain locations to update Biomass Survey
Conduct 1995 Biomass Survey of Lake Leprechaun
- Nov., 1995 Steering Committee decisions regarding future actions

SECTION 2

PLAN FOR COMMUNITY DECISION PROCESS

- Dec., 1995 Develop plan and cost presentation for fluridone (SONAR), Aquathol, and Carp alternatives. Include current estimates for each along with fund sources and loan repayment plans as applicable, and timeline based on a community decision by February 1, 1996
Present proposed plan options to Lake/Dam Com. Dec. 14
Incorp. L/D revisions, present to Board of Trustees Dec. 16
Present to LLCC Financial Advisory Committee Dec 19
Re-present proposed plan to Board of Trustees
Coordinate Board-approved plans with steering committee including Squaxin Tribe

SECTION 2

PLAN FOR COMMUNITY DECISION PROCESS (CONT.)

Jan., 1996

Mail proposed plan options to community members along with absentee ballots.

Brief Mason County Commissioners

Finalize plan for LLCC golf course irrigation alternate water source.

Initiate requests for quotes on fluridone, carp containment.

Initiate permitting process for herbicide, carp introduction.

Membership meeting @ LLCC (Jan. 27, 1996) to evaluate alternatives and develop decision on alternatives. Secure community approval of SRF loan plan for appropriate options

Coordinate Community decision with Steering Committee.

Terminate RFQ's and permits for option no longer required.

LAKE LIMERICK COUNTRY CLUB
AQUATIC WEED MANAGEMENT PLAN

SECTION 3 OPTIONS FOR COMMUNITY DECISION JANUARY, 1996

TIMELINE	TECHNIQUE/ ACTIVITY	ESTIMATED COST	FUNDS AVAIL. / REQ'T	CASH FLOW PLAN
OPTION 1 SYSTEMIC HERBICIDE (FLURIDONE) CONTROL				
Jan., 96	Community Decision		\$60,000	\$60,000
Apr., 96	Select Herbicide Contractor		(Exist. Grant)	
	Secure Necessary Permits	\$2,000 - \$5,000	\$2,000	\$57,000
	Divert Water Well to Golf Irrig.	\$2,000	(LLCC)	\$55,000
May, 96	Finalize Septic Dye test Plan			
June-Aug., 96	Conduct herbicide (Fluridone) Treatment	\$80,000	\$25,000 (LLCC)	\$0
	Small Scale Control as Needed	\$0 - \$10,000	\$95,000	\$85,000
July, 96	Biomass Survey	\$2,000	(SRF Loan)	\$83,000
Oct., 96	Biomass Re-Sample			\$83,000
	Steering Committee Review			
Dec., 96	Begin septic dye tests			
Apr., 97	Steering Committee Review			
June-Aug., 97	Conduct second Fluridone treat- ment as Required	\$0 - \$80,000		\$3,000
July, 97	Biomass Survey	\$2,000		\$1,000
	Small Scale Control as Needed	\$0 - \$10,000	\$27,000	\$18,000
	Algicide Application	\$1,000	(LLCC)	\$17,000
	Downstream Vegetation Survey	\$1,000		\$16,000
Oct, 97	Biomass Re-Sample			
	Steering Committee Review (Validate or Revise this Plan)			
	Return Water Well to Water Dept	\$1,000		\$15,000
Dec., 97	Complete County-Sponsored check of Septic Systems	\$90,000	\$75,000 (Centennial Grant)	\$0
April, 98	Steering Committee Action			
June-Aug., 98	Possible Downstream Damage Mitigation	\$0 - \$5,000	\$21,000 (LLCC)	\$16,000
July, 98 On	Annual Biomass Surveys	\$2,000 / Year		\$14,000
	Annual Algicide Applications	\$1,000 / Year		\$13,000
	Small Scale Control as Needed	\$0 - \$10,000 / Year		\$3,000

LAKE LIMERICK COUNTRY CLUB
AQUATIC WEED MANAGEMENT PLAN

SECTION 3 OPTIONS FOR COMMUNITY DECISION JANUARY, 1996

TIMELINE	TECHNIQUE/ ACTIVITY	ESTIMATED COST	FUNDS AVAIL. / REQ'T	CASH FLOW PLAN
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OPTION 1 SYSTEMIC HERBICIDE (FLURIDONE) CONTROL (CON'T)

Program Monitoring & Annual Rpt.	\$1,000 - \$3,000 / Year	\$0
Repay SRF Loan @ \$19,000 per year beginning January, 1999		
Twice yearly Steering Committee reviews and determination of future action		
Probable reapplication of Fluridone in the year 2003		

COST SUMMARY: Through 1998 - \$95,000 up to \$215,000
(Exclusive of Septic Checks)
Per Year thereafter: \$4,000 up to \$16,000

Fund sources through 1998:

Existing Grant -- \$60,000

Lake Limerick -- \$Up to 60,000 from general funds

SRF Loan -- \$95,000
(Repay @ \$19,000 per year from general funds
beginning Jan., 1999)

Septic Checks: Total cost -- \$90,000

Centennial Grant -- \$75,000

Lake Limerick -- \$15,000 (from general funds)

LAKE LIMERICK COUNTRY CLUB

AQUATIC WEED MANAGEMENT PLAN

SECTION 3 OPTIONS FOR COMMUNITY DECISION JANUARY, 1996 (CONT.)

TIMELINE	TECHNIQUE/ ACTIVITY	ESTIMATED COST	FUNDS AVAIL. / REQ'T	CASH FLOW PLAN
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OPTION 2 GRASS CARP WITH ONE-TIME AQUATHOL BIOMASS REDUCTION

Jan., 96	Community Decision		\$60,000	\$60,000
Feb., 96	Apply for State SRF Loan		(Exist. Grant)	
Mar., 96	Carp Containment Design Compl.	\$10,000	\$3,000	\$53,000
Apr., 96	Select Herbicide Contractor		(LLCC)	
	Secure Necessary Permits	\$2,000 - \$5,000	\$2,000	\$50,000
May, 96	Award Contr. for Carp & Contain- ment		(LLCC)	
	Biomass Survey	\$2,000	\$1,000	\$49,000
	Finalize Septic Dye test Plan		(LLCC)	
June, 96	Conduct herbicide (Aquathol) Treatment	\$25,000	\$8,000	\$32,000
			(LLCC)	
July, 96	Apply for Follow-On AWM Grant			
	Complete Carp Containment	\$80,000	\$80,000	\$32,000
	Obtain SRF loan Funds		(SRF Loan)	
	Conduct biomass sampling	\$1,000	\$11,000	\$42,000
	Algicide Application	\$1,000	(LLCC)	\$41,000
	Small Scale Control as Needed	\$0 - \$5,000		\$36,000
	Final Carp quantity determination			
Aug., 96	Install Carp	\$15,000 - \$25,000		\$11,000
Oct., 96	Program Monitoring / Annual Report	\$1,000 - \$3,000		\$8,000
Sep-Dec,96	Fish trap & I-O screen maintenance	\$1,000		\$7,000
Oct., 96	Steering Committee Review			
Dec., 96	Begin septic dye tests			
Jan-Apr,97	I-O Screen maintenance	\$1,000		\$6,000
Apr., 97	Steering Committee Review			
July, 97	Biomass Survey	\$2,000	\$22,000	\$26,000
	Algicide Application	\$1,000	(LLCC)	\$25,000
	Small Scale Control as Needed	\$0 - \$5,000		\$20,000
Sep-Apr,98	I-O screen Maint.	\$1,000		\$19,000

LAKE LIMERICK COUNTRY CLUB

AQUATIC WEED MANAGEMENT PLAN

SECTION 3 OPTIONS FOR COMMUNITY DECISION JANUARY, 1996 (CONT.)

TIMELINE	TECHNIQUE/ ACTIVITY	ESTIMATED COST	FUNDS AVAIL. / REQ'T	CASH FLOW PLAN
OPTION 2 GRASS CARP WITH ONE-TIME AQUATHOL BIOMASS REDUCTION (CONT'D)				
Oct, 97	Biomass Re-Sample			\$19,000
	Steering Committee Review (Validate or Revise this Plan)			
	Program Monitoring / Annual Report	\$1,000 - \$3,000		\$16,000
Dec., 97	Complete County-Sponsored check of Septic Systems	\$90,000	\$75,000 (Centennial Grant)	\$1,000
April, 98	Steering Committee Review			
July, 98 On	Annual Biomass Surveys	\$2,000 / Year	\$11,000	\$10,000
	Annual Algicide Applications	\$1,000 / Year	(LLCC)	\$9,000
	Annual Program Report	\$1,000 - \$3,000 / Yr		\$6,000
	Small Scale Control as Needed	\$0 - \$5,000 / Year		\$1,000
	Maint. of I-O screens	\$1,000 / Year		\$0
	Repay SRF Loan @ \$16,000 per year beginning January 1999			
	Twice yearly Steering Committee reviews and determination of future action			
	Probable installation of additional Carp in year 2000 (\$3,000 - \$8,000)			

COST SUMMARY: Through 1998 -- \$149,000 up to \$183,000
 (Exclusive of Septic Checks)
 Per Year thereafter -- \$5,000 up to \$12,000

Fund Sources through 1998:

Existing Grant -- \$60,000
 Lake Limerick -- Up to \$58,000 from general funds
 SRF Loan -- \$80,000
 (Repay @ \$16,000 per year from general funds
 beginning January, 1999)

Septic Checks: Total cost -- \$90,000
 Centennial Grant -- \$75,000
 Lake Limerick -- \$15,000 (from general funds)

LAKE LIMERICK COUNTRY CLUB
AQUATIC WEED MANAGEMENT PLAN

SECTION 3 OPTIONS FOR COMMUNITY DECISION JANUARY, 1996 (CONT.)

TIMELINE	TECHNIQUE/ ACTIVITY	ESTIMATED COST	FUNDS AVAIL. / REQ'T	CASH FLOW PLAN
OPTION 3 GRASS CARP WITH ONE-TIME FLURIDONE APPL. TO EXTERMINATE BRAZILIAN ELODEA				
Jan., 96	Community Decision		\$60,000	\$60,000
Apr., 96	Select Herbicide Contractor		(Exist. Grant)	
	Secure Necessary Permits	\$2,000 - \$5,000	\$2,000	\$57,000
	Award contr. for Carp Contain Des.		(LLCC)	
	Steering Committee Review			
	Divert Water Well to Golf Irrig.	\$2,000		\$55,000
May, 96	Finalize Septic Dye test Plan			
June/Aug. 96	Herbicide (Fluridone) Trtmt	\$80,000	\$125,000	\$100,000
	Small-Scale Control as Needed	\$0 - \$10,000	(SRF Loan)	\$90,000
July, 96	Apply for Follow-On AWM Grant			
Aug., 96	Apply for State SRF Loan			
	Compl. Contain Str. Des.	\$10,000	\$25,000	\$105,000
	Issue Contain. Str.Request/Quote		(LLCC)	
Oct., 96	Steering Committee Review			
	Restore Well To Water Dept.	\$1,000		\$104,000
Nov., 96	Issue Carp RFQ's			
	Award Contr. for Carp Contain.			
Dec., 96	Begin Septic Dye Tests			
Jan., 97	Award Carp Contract			
Mar., 97	Compl. Carp Contain. Contr.	\$80,000		\$24,000
	Steering Committee Review			
May, 97	Biomasss Survey	\$2,000		\$22,000
June, 97	D of F&W provide final Carp Quantity & Permit.	\$3,000 - \$6,000		\$16,000
June, 97	Install Carp	\$15,000 - \$25,000	\$27,000 (LLCC)	\$18,000
July, 97	Biomass Survey	\$2,000		\$16,000
Oct, 97	Biomass Re-Sample			\$16,000

LAKE LIMERICK COUNTRY CLUB

AQUATIC WEED MANAGEMENT PLAN

OPTIONS FOR COMMUNITY DECISION JANUARY, 1996 (CONT.)

TIMELINE	TECHNIQUE/ ACTIVITY	ESTIMATED COST	FUNDS AVAIL. / REQ'T	CASH FLOW PLAN
OPTION 3 GRASS CARP WITH ONE-TIME FLURIDONE APPL. TO EXTERMINATE BRAZILIAN ELODEA (CONT'D)				
Sep-Dec, 97	Fish Trap & I-O screen maint. Steering Committee Review (Validate or Revise this Plan)	\$1,000		\$15,000
Dec., 97	Complete County-Sponsored Check of Septic Systems	\$90,000	\$75,000 (Centennial Grant)	\$0
April, 98	Steering Committee Action			
July, 98 On	Annual Biomass Surveys			\$2,000 per year
	Maintenance of Inlet-Outlet screens			\$1,000 per year
	Small Scale Plant & Algae Control Measures as needed			\$0 - \$5,000 / Yr
	Program Monitoring & Annual Report			\$1,000 - \$3,000 / Yr
	Repay SRF Loan @ \$25,000 per Year beginning January, 1999			
	Twice yearly Steering Committee reviews and determination of future action			
	Probable installation of additional Carp in year 2001			

COST SUMMARY: Through 1998 -- \$202,000 up to \$235,000
(Exclusive of septic checks)

Per year thereafter -- \$4,000 up to \$11,000

Fund Sources through 1998:

Existing Grant -- \$60,000

Lake Limerick -- Up to \$50,000 (from general funds)

SRF Loan -- \$125,000

(Repay @ \$25,000 per year from general funds
beginning Jan., 1999)

Septic Checks: Total Cost -- \$90,000
Centennial Grant -- \$75,000
Lake Limerick -- \$15,000 (from general funds)

LAKE LIMERICK COUNTRY CLUB
 AQUATIC WEED MANAGEMENT PLAN
 OPTION SUMMARY FOR COMMUNITY DECISION JANUARY, 1996

TIMELINE	TECHNIQUE/ ACTIVITY	ESTIMATED COST	FUNDS AVAIL. / REQ'T
OPTION 4 CONTACT HERBICIDE (AQUATHOL) CONTROL			
Jan., 96	Community Decision		(ALL LLCC except Centennial Grant)
Apr., 96	Select Herbicide Contractor		
May, 96	Finalize Septic Dye Test Plan		
June, 96	Conduct Herbicide (Aquathol) Treatment	\$25,000	\$25,000
July, 96	Biomass Survey	\$2,000	\$2,000
	Small-Scale Control as needed	\$0 - \$10,000	\$10,000
Oct., 96	Biomass Re-Sample	\$300	\$300
	Steering Committee Review		
Dec., 96	Begin County-Supervised Septic Dye Tests		
Apr., 97	Finalize Septic System Check		
	Select Herbicide Contractor		
	Steering Committee Review		
June, 97	Conduct Aquathol Treatment	\$25,000	\$25,000
July, 97	Biomass Survey	\$2,000	\$2,000
	Small-Scale Control as Needed	\$0 - \$10,000	\$10,000
	Algicide Application	\$1,200	\$1,200
Oct, 97	Biomass Re-Sample	\$300	\$300
	Steering Committee Review		
Dec., 97	Complete County-Sponsored Check of Septic Systems	\$90,000	\$75,000 (Centennial Grant)
April, 98	Steering Committee Action		\$15,000
	Select Herbicide Contractor		
May, 98	Complete Septic System Check		
June, 98	Conduct Aquathol Treatment	\$25,000	\$25,000
July, 98 On	Annual Biomass Surveys	\$2,300	\$2,300
	Annual Algicide Applications	\$1,200	\$1,200
	Small-Scale Control as Needed	\$0 - \$10,000	\$10,000
	Twice yearly Steering Committee reviews and determination of future action		
	Continued Annual Contact Herbicide Application		\$25,000
	Cost Summary thru 1998: LLCC - \$99,300 up to \$129,300 plus \$28,500 up to \$38,500 per year; Centennial Grant - \$75,000		

LAKE LIMERICK COUNTRY CLUB

AQUATIC WEED MANAGEMENT PLAN

SECTION 3 OPTION SUMMARY FOR COMMUNITY DECISION JANUARY, 1996

OPTION 4 CONTACT HERBICIDE CONTROL

Apply annual treatment with *Aquathol* contact herbicide beginning June 96

Relative Advantages Reasonably consistent control of visible plant growth, similar to the measures taken the last 4 years; modest initial cost; least unknowns

Relative disadvantages: No long term control, must continue these treatments annually for the foreseeable future; will encounter considerable opposition from various LLCC members and other interested parties; 8 day swimming restrictions after application; ten year cost estimate exceeds other options

Approximate Costs: \$129,000 for Three Years Plus \$38,000 per year thereafter
Fund Sources: Centennial Grant -- \$75,000; All other funds from Lake Limerick

OPTION 5: DO NOTHING

Relative Advantages: No cash costs to the community, including termination of the AWM Grant.

Relative Disadvantages: Within 3 years the lake will become unusable for most fishing, swimming, and boating due to the rapidly growing weed mat; salmon passage will become impractical due to the weeds, and the capacity of the lake to store water will be substantially reduced, possibly resulting in increased downstream flooding

Five year cost: Reduction in both property values and members' enjoyment of the lake (for which each has paid) represent a major cost to every property owner in the community

PACKAGE TO
BE MAILED
TO MEMBERSHIP

LIMERICK COUNTRY CLUB, INC.
90 ST. ANDREWS DRIVE
SHELTON, WA 98584
(360) 426-3581

January 2, 1995

Lake Limerick Country Club Members:

As you are aware from the reviews in both newsletters and Board of Trustee and Membership meetings, representatives of your club have been engaged in an evaluation of the various methods available for control of the plant growth in our lake. The Club was awarded a grant from the State Department of Ecology early in 1995 for this evaluation, as well as for the selection and execution of an appropriate control procedure. This program is identified as Aquatic Weed Management (AWM) Grant No. G95. We have completed the evaluation phase, and are now at the point of selection of the methods we plan to execute. None of the options presented hereafter will require additional funds from our members! **NO SPECIAL ASSESSMENTS!** Accordingly, the decision we are seeking from the membership at this time relates only to the selection of the aquatic weed control method that we will proceed with. The options available are described later in this letter and the attachments, and a ballot is included for your use if you will be unable to attend the special membership meeting on January 27, 1996.

The plant growth in our lake is dominated by Brazilian Elodea (*Igeria Densa*), which as of July, 1995, was estimated to cover approximately half of the total lakebed. This plant is classed as an invasive (non-native) noxious weed by Washington State, and Lake Limerick is one of a limited number of western Washington lakes known to harbor it. It is easily spread throughout the lake as well as among lakes, carried by birds, boat trailers, and inadvertent human-caused transplantation. This plant is the direct target of the initial control efforts, although we also intend to control the growth of all the plants in the lake. In addition, it is crucial to our long term plan that a vigorous program be implemented to reduce the weed-encouraging nutrients entering the lake from the surrounding watershed.

The evaluation activities, conducted over the last 10 months by Grant-funded consultants as well as community volunteers, addressed all known and permissible methods of aquatic plant control. We have considered doing nothing to control the weed growth, but the consequences of this approach would be a lake unusable for fishing, boating, or swimming in about three years.

We considered continuing the relatively modest treatment with contact herbicide each year as we have been doing the past 4 years, but, in addition to facing mounting opposition from Community members and others having an interest in our lake, this approach would be the most expensive for Lake Limerick because it does not qualify for the Aquatic Weed Management Grant. Most other methods were eliminated as ineffective or exceedingly expensive, leaving three essentially equal options meeting our criteria for feasibility.

Throughout the evaluation, we have worked closely with and been supported by representatives of County and State Agencies, the Squaxin Island Tribe, and our long-time consultant, Water Environmental, Inc. "This Steering Committee" in the majority has endorsed the options presented herein, and agrees that the Community members should select the course of action to be pursued henceforth.

The options described in the attachments to this letter are, on the one hand, a long term reliance on the systemic herbicide SONAR to provide the necessary control of plant growth, and on the other, a combination of one time herbicide application to reduce the amount of plant growth, and subsequent planting of sterile grass carp for long term control. The herbicide-grass carp option is further divided into two plans that differ in the type of herbicide used and the timing of the grass carp planting. Each of the three proposed plans is characterized by advantages and disadvantages, as well as differing costs as defined on the attachments. In our evaluation, it has become clear that there is no "magic bullet" to control the weeds, and that whatever method we choose carries some degree of risk that effective control of the plant growth may not be immediately achieved. We are convinced, however, that none of these options represents a threat to the viability of the lake or our residents or the fish and wildlife that populate it.

The approximate costs of each option along with the expected funding sources are shown in the attachments. There may well be other sources of grant funds available, and we will continue to seek such sources out. We are assured that loans, both no interest State Revolving Fund (SRF) types, and regular bank issues, are available to provide the money when required and that can be retired when and if grant funds are found to be available. We do not believe that any special assessments will be required to accomplish any of the options.

Finally, a necessary adjunct to the Lake Management plan as discussed above, is application of best-management practices to our watershed. We know that nutrients are entering our lake from many sources, and two of those that

we intend to exercise some control over is waterfront septic systems and the use of fertilizers. Mason County is in the process of developing a septic system monitoring program that will eventually require the inspection of all such systems, and we are working with the County Health Department to accomplish the "dye test" portion of this inspection during calendar 1997. The county requires that the Community bear a portion of the cost of these tests, but there appears to be State funds available to defray some of this cost. There is also an opportunity to reduce the cost of the program through volunteer support of the Health Department during the planning and execution of the tests. Regarding the use of fertilizers, we are developing an education program with the help of the Washington State University office in Shelton whose aim is to reduce fertilizer use and to substitute "lake-friendly" fertilizers where they cannot be discontinued. We are particularly concerned with lake-front lawns and gardens, and with our golf course. We intend to pursue these watershed management practices with any of the options for lake treatment.

Until this point, I have not indicated a preferred option, because there is no clear advantage of one over any of the others. However, I believe **OPTION 3** (1996 SONAR and 1997 grass carp plant) has a narrow advantage from the standpoint of logistics of accomplishment and of securing necessary funds.

In conclusion, I encourage each property owner to review the alternatives described herein, and to vote your preference for the long term control of plant growth in our lake. At the special membership meeting on January 27, 1996, I plan to provide a complete schedule and cost breakdown for those wishing more detail than we are able to include in this mailing. In the meantime, additional data and answers to your questions will be provided in response to written requests directed to the Club Office.

Dan Robinson
Aquatic Weed Management
Project Manager

LAKE LIMERICK COUNTRY CLUB
AQUATIC WEED MANAGEMENT PLAN

SECTION 3 OPTION SUMMARY FOR COMMUNITY DECISION JANUARY, 1996

ALL OPTIONS BASIC REQUIREMENTS

All funding provided by no-interest loans, grants, and LLCC general funds -- No special assessments!

Annual biomass surveys

County-supervised Septic System checks begin Dec 96

Active education program on use of "lake-friendly" fertilizers

Evaluation of localized plant growth control measures (bottom barriers, etc.)

Twice-annual Steering Committee reviews

State and local permitting activities and coordination with interested parties

OPTION 1 SYSTEMIC HERBICIDE (*SONAR*) APPLICATION

Apply Fluridone (*SONAR*) in June 96

Possible re-application of Fluridone required in 1997

Relative Advantages: Immediate extermination of a major portion of the invasive weeds; moderate 1996 expense covered by the grant; may have eradication guarantee from the Manufacturer

Relative Disadvantages: Probably will not completely eradicate all of the Elodea or any other Lake plant specie; surviving plants will flourish, requiring follow-on herbicide treatments; lake water cannot be used for irrigation of the golf course for 10 weeks during application, although a plan has been developed with the LLCC Water Committee to divert one existing well normally used for drinking water to golf course irrigation; may require mitigation of downstream plant growth extermination

Approximate costs: \$215,000 for three years plus up to \$16,000 per year
Fund sources: Existing Grant -- \$60,000; State Low-Interest Loan -- \$95,000; LLCC -- \$60,000 from general funds
Septic tests -- Centennial Grant : \$75,000; LLCC general funds -- \$15,000

LAKE LIMERICK COUNTRY CLUB

AQUATIC WEED MANAGEMENT PLAN

SECTION 3 OPTION SUMMARY FOR COMMUNITY DECISION JANUARY, 1996

OPTION 2 GRASS CARP WITH ONE-TIME *AQUATHOL* BIOMASS REDUCTION

Grass carp stocking rate design by Dept of Fish and Wildlife April, 96
Design and construction of Carp containment screens at inlets and outlet July, 96
Apply *Aquathol* (Contact) herbicide in June, 96
Install Grass carp August, 96
Maintenance installation of Carp June, 2000

Relative Advantages: Immediate reduction of visible plant growth due to *Aquathol* treatment; reasonable possibility of long term plant growth control without herbicides; elimination of irrigation restrictions associated with herbicides

Relative disadvantages High cost and uncertainty of carp containment structures; uncertain rate of carp replacement requirements; Dept of Fish & Wildlife restriction on weed control measures beyond the carp for 3 or more years; potential high cost of assuring salmon passage through carp containment structures; uncertainty of actual plant growth control with the number of carp allowed by Fish & Wildlife; *Aquathol* presently carries 8 day swimming restriction

Approximate Costs: \$183,000 for three years plus \$12,000 per year thereafter.
Fund Sources: Existing Grant -- \$60,000; State No-interest Loan -- \$80,000; LLCC general funds -- 58,000
Septic Tests ; Centennial Grant -- \$75,000; LLCC -- General Funds -- \$75,000

LAKE LIMERICK COUNTRY CLUB

AQUATIC WEED MANAGEMENT PLAN

SECTION 3 OPTION SUMMARY FOR COMMUNITY DECISION JANUARY, 1996

OPTION 3 GRASS CARP WITH ONE-TIME FLURIDONE APPL. TO ERADICATE BRAZILIAN ELODEA

Apply Fluridone (*SONAR*) in June 96

Grass carp stocking rate design by Dept of Fish and Wildlife April, 97

Design and construction of Carp containment screens at inlets and outlet May, 97

Install Grass carp July, 97

Maintenance installation of Carp June, 2001

Relative Advantages: Large scale extermination of Elodea and some other plant growth prior to carp installation; additional time to secure grant or loan funds for carp containment structures; additional experience in other lakes using carp for plant growth control

Relative disadvantages: High cost of both Fluridone application and carp containment; same uncertainties of number of carp permitted to actually control plant growth, containment structures, golf course irrigation, etc.; may require mitigation of downstream plant growth extermination

Approximate Costs:

\$235,000 for three years plus \$11,000 per year thereafter.

Fund Sources: Existing Grant -- \$60,000; State Low-Interest Loan -- \$125,000; Lake Limerick -- \$30,000 from general funds

Septic Checks: Centennial Grant -- \$75,000; :Lake Limerick -- \$15,000 from general funds

LAKE LIMERICK COUNTRY CLUB
AQUATIC WEED MANAGEMENT PLAN
SECTION 3 OPTIONS FOR COMMUNITY DECISION JANUARY, 1996

EXPLANATION OF TERMS

AQUATHOL Trade name for a contact herbicide containing the chemical Endothal. This herbicide kills that portion of many aquatic plants above the bottom sediment of the lake. It does not kill the roots. There is an 8 day swimming restriction after application of this herbicide. This is the chemical used in the lake on a broad scale the last 4 years.

SONAR Trade name for a systemic herbicide containing the chemical Fluridone. This kills the entire plant including the roots. There are no swimming or fishing restrictions, but because a concentration of the chemical must be kept in the lake for about 10 weeks, the lake water cannot be used for golf course irrigation, (To accomodate this, the Water Committee has developed a plan to divert one of the drinking water wells to golf course irrigation during the application period.)

SRF LOAN A State Revolving Fund (SRF) loan is available through Mason County Health Department, who are our sponsors for the Grant from the State Department of Ecology. The loan is awarded to qualifying projects without interest for a period up to 5 years. For longer periods, the loan interest rate is 4%.

GRASS CARP This is a sterile fish that thrives on grass and weeds. It is planted at a size of about 10 inches and within 2 years can grow to 24 inches and 6-8 pounds. The fish eat a large amount of vegetation each day and have been planted in a large number of lakes in this state. They cannot reproduce, and must by Dept of Fish & Wildlife rules be contained in the waterbody to which they are introduced. Therefore, we would be required to construct inlet and outlet screens for Lake Limerick, while allowing adult salmon to pass upstream through the lake and the young salmon to pass downstream.

SEPTIC DYE TESTS A program conducted by the Mason County Health Department to determine the condition of shorefront septic systems. A dye is intriduced into the system, and the effluent reaching the lakefront is checked for the amount of undesirable contents. Where an unsatisfactory condition is found, the County would proceed with appropriate action to cause the system to be repaired. Although we would be required to reimburse the county for the tests, we probably can minimize the costs by volunteer administrative effort.

CENTENNIAL GRANT A State fund exists to assist communities to accomplish projects intended to promote clean water. We would expect that we could secure such a grant on a 25% matching basis to defray the cost of the 1997 shorefront septic system dye checks, which are intended to identify those systems that are not operating properly and are polluting our lake.

Lake Limerick Country Club, Inc.

Aquatic Weed Management Plan Option Selection January 27, 1996

NOTIFICATION OF SPECIAL MEMBERSHIP MEETING

A SPECIAL MEMBERSHIP MEETING HAS BEEN APPROVED BY YOUR BOARD OF TRUSTEES AND IS HEREBY CALLED FOR JANUARY 27, 1996 AT 2:00 P.M. , TO BE HELD IN THE LAKE LIMERICK INN.

The purpose of the meeting is to review the available aquatic weed control options and to choose by ballot the option to be pursued by the Club.

BALLOT

SELECT ONE OPTION ONLY

- | | | |
|----------|--------------------------|----|
| OPTION 1 | SONAR ONLY | // |
| OPTION 2 | AQUATHOL PLUS GRASS CARP | // |
| OPTION 3 | SONAR PLUS GRASS CARP | // |

Please mail the marked ballot to the Lake Limerick office if you cannot attend the January 27, 1996 special membership meeting called for this purpose. All ballots, mailed or delivered in person, must be received at the Lake Limerick office no later than the voting recess at the January 27th meeting. One vote per member please!

December 16, ,1995

To: Board of Trustees
Executive Committee
Chair-persons
Employees

President Elizabeth Malloy-Braget will be on vacation beginning December 18, 1995, until after Christmas Holidays. Her return date has not been confirmed at this time.

In Betty's absence, Bill Buff will be the Acting President. Please feel free to refer any questions or concerns to him in her absence.

Thank You