

Lake Limerick C.C.



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LAKE LIMERICK COUNTRY CLUB
ANNUAL MEMBERSHIP ELECTION MEETING

WWW.ZOOM.US

ID: [860 8895 1205](https://us02zoom.us/j/86088951205), Pass Code: [166671](https://us02zoom.us/j/86088951205?pwd=166671)

Meeting Minutes

April 16, 2022, 2:00 PM

Board of Directors and Committee Chairs introduced themselves.

John Ingemi (President) welcomed everyone, explained that because of a recent outbreak of COVID among members and staff this meeting needed to be done completely by Zoom. John also thanked all the volunteers in the community. Volunteers are the backbone of the community.

Treasurer's Report: Connie Wong:

P&L: Financially the HOA is well positioned at this point of the year. Due to good fiscal management, we currently have YTD net income at \$185,000 better than budget. This positions us well due to inflation as we begin our busy season. All revenue producing areas are being supported very well Thank the community!

Balance Sheet: Accounts receivable are stable in spite of dues increases. The office has started the collection procedures this month and this appears to be going well. Accounts payables are current and being paid.

Cash Sheet: We have funds totaling \$1,275,000 comprised of Heritage bank at 239K, and Ed Jones savings at \$623,000 and reserves at \$412,500. We have not had to draw on those funds at this point. Money invested still being staggered with maturities so that if we do possibly need to take from Ed Jones, we should have funds available at any given month. All investments are covered by FDIC protection. We are going to start preparing our next year's expense and capital budgets that Roger will talk about next.

CAM Report: Roger Milliman: The Budget Process begins in May leading to approval by the BOD in August. Jason Howerton, LL's Golf Course Maintenance Manager has submitted his resignation. He has accepted an offer from an 18-hole course in Olympia. Congratulations Jason. LL is still looking for a new Account Manager. The new telephone system is on order, and the new email is working. Thank you to those members who caught up with water, dues or made payment plans. The office staff has been working on the budget plan and model. Joe Long will again be giving golf lessons this Summer using the new practice area. The parks have been cleaned up and are ready for the Fishing Derby on the 23rd. The flooring for the ADA restroom in the restaurant has arrived and will be installed soon. Olde Lyme Park has been tagged and is being cleaned up. The Collection Policy is now in affect and being implemented. The new video system for the Inn and the Pro-shop is up and running. It doesn't have audio. Roger and Norm are the only persons that have access to the videos.

COMMITTEE REPORTS:

WATER COMMITTEE by Esther Springer-Johannesen

- NEW WATER MANAGER – CHRIS MCMULLEN

• WATER SYSTEM STATUS –

- WELLS 3 & 6 INCLUDING GENERATORS ARE REPAIRED AND PROVIDE RELIABLE WATER EVEN DURING POWER OUTAGE.
- NEW FLOW METERS INSTALLED TO GIVE MEASUREMENTS OF FLOW INTO OUR WATER SYSTEM
- PLAN TO UPGRADE SOURCE METERS AT WELL SITES TO INTEGRATE INTO METER READING SYSTEM AND IMPROVE ACCURACY
- FIXED SOME LEAKS AND WORKING TO LOCATE OTHERS
- LOCATING AND FIXING CUSTOMERS METERS THAT ARE NOT WORKING PROPERLY
- FINALIZING WATER SYSTEM PLAN WITH NEW WATER MANAGER
- NEW WATER BILLING SOFTWARE
- WILL PROVIDE ONLINE ACCESS TO MEMBERS BILLS AND AUTOMATED PAYMENTS. WILL SHOW HISTORICAL USAGE FOR ONE YEAR.
- WILL ALLOW NOTIFICATION VIA TEXT OR EMAIL ON EMERGENCIES
- MORE REPORTING CAPABILITY
- POSSIBLE INTEGRATION FOR HOA BILLING

• PROJECTS

- SUBCOMMITTEE REVIEWING SHORT- AND LONG-RANGE PROJECTS TO CATEGORIZE AND PRIORITIZE
- TOWN HALL MEETING ABOUT WATER SYSTEM IN MAY 2022

Water Budget

- REVENUE BUDGET VERSUS ACTUAL THROUGH MARCH 2022

	Budget	Current
• OPERATING REVENUE	\$724,405	\$328,585
• RESERVES	\$131,330 (\$8 PER MONTH PER LOT)	\$64,699
• INTEREST INCOME	\$ 2,400	\$ 99
• TOTAL REVENUE	\$858,135	\$393,370
• EXPENSES		
• OPERATING EXPENSES	\$584,355	\$223,766
• WELL #6 LOAN REPAYMENT	\$18,100 * YEARLY PAYMENT,	LAST PAYMENT DUE 2024 \$18,123
• LESS RESERVES	\$131,330	\$64,699
• TOTAL EXPENSES	\$733,785	\$306,588
• GROSS INCOME	\$124,350	\$ 86,795

replacement with a culvert, Inn Island erosion repair, providing a survey to members on their desires for the parks and a new team will focus on our lakes long term health.

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Lake Limerick Country Club 2022 Election Results

Board of Directors (3 Open Positions):

Mitch Robinson – 262 – Elected
Pat Paradise – 233 – Elected
Mandy Paradise – 229 – Elected
Dean Dyson – 200
Marlo Brown – 121
Mark Berni – 110
John Sem – 97
Russ Preuit – 88
Amy Sem – 55
Robert Kraig – 1

Water Committee (2 Open Positions):

Bruce Bronson – 283 – Elected
Wallace Montz – 263 – Elected
Ester Springer-Johannesen – 208
John Sem – 140
Mike Berni – 3
Russ Preuit – 2
Pat Paradise – 2
Robert Kraig – 1

Ballots Received by Division:

DIV 01 87
DIV 02 106
DIV 03 195
DIV 04 44
DIV 05 26
DIV 2R 18

Total Ballots Received - 476