

10-21-2023 LLCC Board of Directors Meeting

Advisory Committee Motions to the Board

Including the Architecture Register

CAM: Motions to the Board

a. Inn Property Line Survey

I recommended the Inn property be surveyed to determine actual boundary lines. This will aid in replacing the dilapidated fence on the north side ensuring LLCC does not build on the neighbor's property, the potential of a future sport court remodel on the south side, and the Inn Island shoreline repair project subject to Mason County requiring a survey for permitting. Chehalis Valley Surveyors quoted \$4050. Requesting a motion to approve surveying the Inn property.

Approved Capital Projects Process

The Board ratified the 2023-24 capital budget that was Member approved on September 30. I recommend the Board approve all equipment purchases subject to final quotes that are in line with PARs. Waiting until monthly Board meetings delays the timely purchase of equipment for a new tractor and a 4x4 wheel drive truck. Both are to be shared assets between Facilities, Greens and Water departments with Water paying 1/3. Requesting a motion to approve purchasing a tractor and truck.

Executive Committee: No Motions to the Board

Architectural Committee: No Motions to the Board

Compliance Committee: Motions to the Board

- a. MOTION: Ed Stember moved, Karen Summers seconded, that the Compliance Committee recommends to the BOD that the HOA administrative staff be charged with tracking the status of fines recommended by Compliance and approved by the BOD, allowing listings on the compliance register with no new violations and only outstanding fines to be removed. Passed unanimously.*

Lake/Dam Committee: No Motions to the Board

_Greens Committee: No Motions to the Board

Greenbelt Committee: Two Motions to the Board

Inn Committee: Motions to the Board

1. *Motion to conduct a trial period of Community Studio Time starting Wednesday, October 25th through the end of 2023 made by Lisa, Mary Ann seconded, passed unanimously.*
2. *Paint & Sip – Carmon Palmer would organize this one-time event to be held in the restaurant on a Wednesday evening this Fall/Winter. Participants would pay a fee to Kim, and she would supply professional artist, bring all supplies (easels, paints, brushes, drop cloths), and would clean up after. It's anticipated that this would increase food and beverage sales on the scheduled Wednesday. Motion to allow Paint & Sip made by Lisa, seconded by Susan, passed unanimously.*
3. *Motion to allow the NYE Party to go forward made by Susan, seconded by Kyle and passed unanimously.*

Hearing Committee: No Motions to the Board

Welcoming Committee: No Motions to the Board

Water Committee: Motions to the board

*1 *Motion made by Don Bird to approve the forgiveness request of \$2,547.00 by Jim Loop at 360 E Saint Andrews for a leak that has been repaired and verified by the water department. Seconded by Anne Moen and carried with no nays.*

*2 *Motion made by Don Bird to deny the forgiveness request of \$195.00 by Jacob and Marjorie Miller at 651 E Ballantrae because it was not an undetected significant leak. Seconded by Anne Moen and carried with no nays.*

By-Laws and Declarations Committee: No Motions to the Board