

Lake/Dam Committee Meeting Minutes
Saturday, November 6, 2021
Zoom

Call to Order: 9:30am

Roll Call Committee Members:

Lou Jackson -excused
Jack Betterley -excused
Dennis Muretta
Kelly Evans
Debbie Moore
John McRoberts
Maureen Glenn
Steve Glenn
Joel Gray

Dorothy Powter
Tim Reber
Jarred Foss
Deanne Landsverk
Duane Landsverk
Teddy Lovgren
Dave Kohler
Karen Kohler

Guests:

Roger Milliman – CAM
Brian Smith – Div. 1, Lot 17
Dean Dyson – Div. 2, Lot 200
Randy Turner – Div. 3, Lot 70 & 220
Mandy Paradise – Div. 3, Lot 285

John Ignemi – Div. 3, Lot 246
Tamra Ingwaldson – Div. 5, Lot 128
Daniel Bussler – Div. 5, Lot 92
Willy Perlik - Div. 4, Lot 22
Steven Mackendrick – Div. 3 Lot 205

Chairperson's Opening Comments: Kelly Evans

Approval of October 2, 2021 minutes: Debbie requested a correction to the meeting minutes as submitted. Karen moved to approve the minutes as amended, seconded by Debbie. Motion passed.

Dock Permits/Dock Compliance: Teddy ~ Down to 1 non-compliant dock. Any waiver of fines assessed for non-compliance should be addressed with the compliance committee.

Boat Registrations: Jarred ~ none

Parks Report: Maureen/Steve ~ Parks are looking great! Few minor issues that were included in report submitted to this committee. Roger will address those concerns.

Lake Patrol: Jared

1. Mission Statement – deferred to December meeting.

Correspondence: None

Status October motions to the Board: None

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COMMUNITY ASSET MANAGERS REPORT/PROJECTS/MAINTENANCE WORK ORDERS

Roger submitted a written report to the committee – copy attached.

- Weir board removal: completed on 10/26. Joel presented the committee with details of the condition of the weir boards as they were removed. The HPA regulates water flow and LLCC cannot arbitrarily adjust weir boards. The issues with lake level might be attributed to the weir boards not being cut down as was directed along with the build up of debris at the dam. A mechanical weir board would be cost prohibitive. A story pole at the dam should be clearly marked with the max lake level,
- Tim will meet with Norm to review the gate valve operation at Lake Leprechaun
- After reviewing community lights, PUD will reduce the lights by appx. 50% and add shading to minimize light pollution around our community.
- Water Quality Testing: Debbie provided an analysis of the water quality testing costs. Roger is working on getting additional pricing from an alternate lab. Debbie noted that our consultant has a preferred lab based on reputation and quality of testing.
- Security Cameras: this issue is part of a comprehensive review for cameras at all of LLCC assets and not just parks.

OLD BUSINESS

1. Budget – Update: approved budget being prepared for distribution to the committees. Debbie requested that this committee receive a P&L by class for Lake/Dam budget items in advance of each meeting.
2. Community Signage: Dennis ~ Signage options were provided to the committee in advance of the meeting for review. The committee approved the entrance signs to be option #3 of the “shield”. Park rules signage were approved with direction to match the sign color with the entrance sign and that any words in red be underlined but be black (as red will fade to pink over time).
3. Lake Leprechaun Clean Out Project: Steve/Maureen/Tim ~ Core sampling is done. Findings were not as expected. Debbie will set up a meeting with Harry to review the findings of the sampling as well as to debrief the committee on the results of the weed survey and this past years weed treatments. This meeting will take place on a weekday evening at 7pm. The meeting will be posted on the LLCC website. This will allow for determination of next steps.
4. Park Hosts: Dave ~ End of season debriefing summary:
 - ✓ Lack of park visitors not having guest passes and or reluctant to show
 - ✓ Bathroom roof needs to be maintained
 - ✓ Log Toy and Banbury – still need to find Park Hosts for next season

- Ad being placed in work camper news
- ✓ Banbury RV site needs to be leveled

5. Dock Inspections: Covered above
6. Weed Treatment/Water Testing: Covered above
7. Lake Long Term Health and Welfare: tabled to next meeting. Need to discuss concerns with grass at water line, septic systems leaching into lake, run off from golf course and homes on golf course, block walls. Deanne will work with Joel to prepare discussion points for next meeting.
8. Light Pollution: Covered Above
9. Long Term Vision for Park Restrooms and Park Improvements: Tabled to January. Deanne, Dennis and Steven (dirtstreekbiker@yahoo.com) will work to draft bullet points for discussion.
10. Dock and Float Guidelines: Dave/Teddy/Duane ~ more work needs to be done prior to bringing this to the committee for action. The dock permit application needs to be reviewed and modified in conjunction with the Architectural committee.

NEW BUSINESS

1. PARS/Project Management: Hiring of a Lake Manager needs to be the highest priority. The PARS are complex and the responsibility for this level of work is beyond the scope of a volunteer committee. Lake health must be a priority for our community as the problem will only to get worse and more expensive to address if deferred. Until we have a Lake Manager in place, the responsibility of the PARS will be listed as TBD. Joel will remove the PARS from his weekly status report with Roger. Dave, Teddy and Duane will work on draft job description/roles/responsibilities for this position. Many of our PAR's will need the input of our consultant prior to moving forward.
2. Future Meetings: The committee would like to see hybrid meetings in the future to allow for more opportunities for non-resident owners to attend and participate.
3. Other: A request was made to add a dash cam to the Lake Patrol boat. Due to time constraints, this issue was tabled until our next meeting.
4. Closed Session: The committee adjourned to close session to discuss a private matter concerning a member of the committee.
5. Open Session: Kelly Evans resigned his position as Lake Dam Chair and is taking a 6 month leave of absence from the Lake Dam Committee. Teddy and Joel will discuss outside of the meeting the possibility of assuming this role in a dual capacity. The Board of Directors will appoint the new Chair at the next Board meeting.

GUEST INPUT

None

COMMITMENTS

Item	Assigned To
Provide proposed Lake Patrol mission statement to committee	Jared
Meet with Norm to review gate valve operation at Lake Leprechaun	Tim
Provide Lake/Dam with P&L prior to each meeting	Roger
Order Park entrance and rules signage	Dennis
Place ads for park hosts for next season	Dave
Mark story pole at dam	Roger
Create discussion points for long term lake health discussion	Deanne/Joel
Create discussion points for long term vision on parks/restrooms	Dennis/Deanne – non-committee member Steven
Create job description for Lake Manager	Dave/Teddy/Duane
Schedule weekday evening meeting for committee with Harry	Debbie

MOTIONS TO BOD

None

Next Meeting – Saturday, December 4, 2021, commencing at 9:30 am – to be conducted via ZOOM.

Meeting Adjourned at 12:45pm.

Attachments:

Cam Report
Weir Board Removal Report

Look Ahead:

November 20th – Board Meeting
November 25th, 26th – Thanksgiving Holiday (office closed)
December 4th – Lake Dam Committee Meeting 9:30am
December 24th-27 – Christmas Holiday (office closed)
January 1st – New Year’s Holiday (office closed)
January 8th – Lake Dam Committee Meeting (moved from January 1st)

LD CAM Report

November 6, 2021

Weir board removal completed Oct 26

Patrol boat is in the shop for engine repair;

Work barge transom rebuilt; installing winch for anchor buoy work

Parks winterization completed:

- Drained bathroom fixtures, turn off water and lock doors
- Single trash can service continues
- Inn and Leprechaun park sani-cans removal AAA work order
- Entrances chained

Data level loggers

- Working with HCC IT support to finalize setup
- Requires internet to upload data to ONSET cloud application

Park PUD3 lighting

- PUD contacted with drawings for creating work orders to dim @50% and shade to reduce light pollution

Completed Olde Lyme Park remodel

Dam O&M manual

- Working on finalizing EAP section with DSO
- Sent draft O&M to DSO for review; awaiting response and will sign O&M when finalized

Limerick and Leprechaun Dam 5-year HPA for weir board adjustments

- Mason County responded with a letter informing SEPA and Building Permit not required
- HPA submitted to WDFW; they responded it is being processed