











MASON COUNTY FIRE MARSHAL

Mason County Bldg. III 426 W. Cedar
P.O. Box 186 Shelton, Washington 98584
(360) 427-9670 Ext. 273

CODE ENFORCEMENT

FIRE INSPECTIONS

FIRE INVESTIGATION

PUBLIC EDUCATION

February 22nd 2007

Lake Limerick Country Club
Water Committee
790 E St. Andrews Dr.
Shelton, WA 98584

Water Committee;

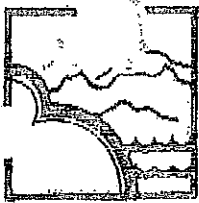
I am responding to your letter dated June 26, 1998, regarding the Lake Limerick Water System.

I have received a copy of a response letter from Mason County FD 5, which I feel accurately covers any response that I might have. As you can see by the letter, FD 5 is well aware of the capabilities of the Lake Limerick water system. One point I would make is relevant to the many water system plans that we review and approve.

The Washington State Health Department includes our review in the approval of water system plans and upgrades. My focus in those reviews is to address fire flow capabilities. Although some water systems in Mason County do have a level of fire flow capability, many do not.

When we review a water system plan, we address fire flow issues in relation to what is being done to the system. If an upgrade involves only increased storage, with no subsequent improvement in the distribution system, we require at minimum a drafting hydrant at the storage tank. If the improvements involve expansion of storage and the distribution system, we address a broader range of issues, including larger water mains and more fire hydrants.

For the record, the Lake Limerick Water System does not currently meet the minimum fire flow requirements in the International Fire Code. We would address this deficiency in several ways. In the case of a commercial building expansion or new construction, if the fire flow demand of the building exceeds the fire flow capabilities of the water system, we would require additional fire protection for the building, i.e., a sprinkler system and a fire alarm system. If we detected inadequate hydrant coverage in a particular area in the development, we would require additional fire hydrants.



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Thank you for your interest in fire protection. If you have any question, please contact me.

Best Regards,

Craig Haugen
Mason County Fire Marshal

SEMCON, Inc.

1211 Fourth Avenue East, Suite 101, Olympia, WA 98506-4211

Phone: 360-753-5269 ☎ Fax: 360-753-5636 📠 e-mail: semcon@olywa.net

Engineering Planning Management Information Technology

February 22, 2007

Karen Klocke, Jim Hudson
Department of Health
P.O. Box 47823
Olympia, WA 98504-7823

Subject: Lake Limerick Water System Plan, ID#44150, Mason County, ODW
 Project #06-0802

Dear Karen and Jim,

Attached please find three upgrade packets to upgrade the three Lake Limerick Water System plans submitted last year. Also enclosed, please find a packet of "redlines" for your reference.

Thank you for reviewing the water system plan we submitted. Below are our responses to your comments in your letter to Kenneth Douglas dated November 8, 2006.

Comment 1)

You wrote, "The aspect of fire suppression capacity is unclear. A letter from Mason County Fire Marshall that shows agreement with the position of the Lake Limerick system is needed to establish that fire suppression capacity is not needed... Please include the letter in your revised WSP."

The letter is included in Appendix B. Section III.B.8 has been edited. It now states "[T]he system may not be able to deliver sufficient flow for fire suppression", rather than "[T]he system may not be able to deliver the required fire flow." Also, Section III.C.4 has been deleted.

Comment 2)

You wrote, "Please explain why the cost for unmetered services is so much lower than for metered services in your revised WSP."

At essentially all buildable lots in the service area there is a meter box and a service line, whether there is a meter in the meter box or not. Only connections with meters are allowed to draw water from the distribution system. If the lot has a building and it is occupied, it is an active, metered connection. If the house is unoccupied, it is typically an inactive, metered connection. Lots with no houses typically have meter boxes, but no meters and are unmetered, inactive connections.

To clarify, "... current rates of \$17 per unit per month (metered, \$5 unmetered)..." has been replaced with "...current rates of \$17 per unit per month (metered connections, \$5 unmetered, inactive connections)..." in Section I.A.2 (Page I-3). The associated footnote was also changed.

Comment 3)

You wrote, "*Please explain if there is anything in the Mason County Comprehensive Plan that addresses fire flow requirements in your revised WSP.*"

I reviewed the Comprehensive Plan (available at http://www.co.mason.wa.us/code/comp_plan/index.php.) While it did address fireflow in urban areas, I could not find any reference to fireflow in rural areas.

Comment 4)

You wrote, "*Please revise the telephone contact page and resubmit with your revised WSP.*"

Done. See Section VI.A.2.

Comment 5)

You wrote, "*Project submittal exemption*" should read "*project submittal exception*."

Done. See Section VII.A.

Comment 6)

You wrote, "*The Municipal Water Law Consistency Statement was not signed or dated by the Mason County Planner.*"

Signed Statement is included in Appendix B.

Comment 7)

You wrote, "The most recent WFI update information shows the number of active services as 1250. On page II-1, it is indicated that there are 1103 active service connections. *This information needs to be revised/clarified in your revised WSP.*"

The WFI update from has been revised. See Appendix C.

Comment 8)

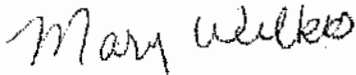
You wrote, "Tables 3 and 4, Existing and Forecasted Water Rights Status, were not included in you WSP. *Please submit these in your revised WSP.*"

Done. See Appendix D.

I have responded to the comments in Deb Hunemuller's letter to you dated October 2, 2006 via a letter to Deb. A copy of my response letter has also been sent to you. Please call if you have not received it. Also, please be aware that the capacity analysis has been revised base on Deb's comments. See Appendix E.

If you have any comments or questions, please feel free to call.

Thank you,



Mary Wilkes, E.I.T.
Engineering Technician
SEMCON, Inc.

Enclosures: Redline Packet
3 Upgrade Packets

cc: Deb Hunemuller, Department of Ecology
Kirk Osborne, Lake Limerick
Nan Strickland, Lake Limerick
Kenneth Douglas, Lake Limerick



CC - [unclear]
[unclear]
[unclear]

STATE OF WASHINGTON
DEPARTMENT OF HEALTH
SOUTHWEST DRINKING WATER REGIONAL OPERATIONS
PO Box 47823, Olympia, Washington 98504-7823
TDD Relay 1-800-833-6388

November 8, 2006

Kenneth Douglas
Lake Limerick Water
East 790 Andrews Drive
Shelton, Washington 98584

Subject: Lake Limerick Water System, ID #44150, Mason County; Water System Plan;
ODW Project #06-0802

Dear Mr. Douglas;

Thank you for submitting the Water System Plan (WSP) for the Lake Limerick Water System. The Office of Drinking Water (ODW) is encouraged by the accomplishments of the water system in producing this WSP. Prior to approval, the following specific comments must be addressed. **Response to these comments should be received by this office prior to February 7, 2007.**

GENERAL COMMENTS (response required)

1. Pages I-2, I-4, III-12, and III-13. On page I-2, it is indicated that fire flow considerations will not be included as a design parameter for the piping network. On page III-12 (Item 8), it is intimated that the system is not required to provide fire flow and the Mason County Fire Marshall has agreed to not draw water from existing hydrants. Also in this paragraph is a sentence that suggests the system "may not be able to deliver the "required" fire flow. Further language here and on page I-4 says the system, as a matter of policy, has decided to not to develop fire flow. On page III-13 there is a paragraph (Item 4) that indicates fire flow might, or might not be a possible deficiency.

The aspect of fire suppression capability is unclear. A letter from the Mason County Fire Marshall that shows agreement with the position of the Lake Limerick system is needed to establish that fire suppression capacity is not needed, especially now that the county had adopted interim fire protection standards. **Please include the letter in your revised WSP.**

2. Page I-3. Although not clearly stated in the plan, it seems that the unmetered lots must be assessed a fee but not provided water service (they are assessed a minimum fee until they

request service and are then metered). Otherwise, the conservation program would most likely suffer greatly if the unmetered lots were provided service with only a set monthly/annual fee. **Please explain why the cost for unmetered services is so much lower than for metered services in your revised WSP.**

3. Page I-5. **Please explain if there is anything in the Mason County Comprehensive Plan that addresses fire flow requirements in your revised WSP.**
4. Page VI-2. Several telephone numbers and contacts are incorrect. The DOH Regional Engineer is currently Frank Meriwether (not Sheri Miller). The front desk telephone number for Frank is (360) 236-3030. Sandy Brentlinger telephone number is (360) 236-3044. The Mason County Fire Marshall is Craig Haugen. **Please revise the telephone contact page and resubmit with your revised WSP.**
5. Page II-1. Project submittal exemption" should read "project submittal exception". We need to be sure to acknowledge that conditions of WAC 246-290-125 are met with the approval of this plan.
6. Appendix B. The Municipal Water Law Consistency Statement Checklist was not signed or dated by the Mason County Planner.
7. Appendix C. The most recent WFI update information shows the number of active services as 1250. On page II-1, it is indicated that there are 1103 active service connections. **This information needs to be revised/clarified in your revised WSP.**
8. Appendix D. Tables 3 and 4, the Existing and Forecasted Water Rights Status, were not included in your WSP. **Please submit these tables in your revised WSP.**

COMMENT (no response required)

9. Page III-1. *This is for information only.* SRLs are not standards. They are used for laboratory data reporting purposes only.

The Department of Ecology (Ecology) sent a comment letter (enclosed) dated October 2, 2006, regarding the Lake Limerick's water rights. Please work with Ecology to resolve any discrepancies. Ecology has chosen not to take action against the water system for these discrepancies. Therefore, the information presented in the WSP will be considered valid as it applies to this WSP approval.

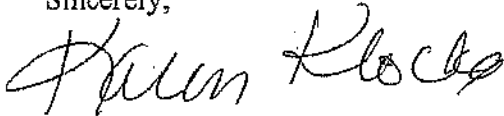
Because Ecology has jurisdiction with respect to water rights determinations, ODW's approval of this WSP cannot be construed as a guarantee of water rights or legal use of water under the approved WSP. ODW's approval is subject to subsequent determinations by Ecology concerning the water rights for this system, which may require submittal of additional planning documents or other submittals to ODW. Questions concerning water rights or any uncertainties or discrepancies concerning water rights issues should be directed to Ecology.

Kenneth Douglas
November 8, 2006
Page 3

Thank you for submitting your WSP for review. WAC 246-290-990 (July 2004 revision) established the schedule of fees for review of planning, engineering, and construction documents. In accordance to this fee schedule, an itemized bill for \$2,408 is enclosed.

If you have any questions, please contact Regional Planner Karen Klocke at (360) 236-3031 or Regional Engineer Jim Hudson, P.E. at (360) 236-3131.

Sincerely,



KAREN KLOCKE
Office of Drinking Water Regional Planner



JIM HUDSON, P.E.
Office of Drinking Water Regional Engineer

Enclosures

cc: John Segerson, P.E., SEMCON, Inc.
Mason County Health Department
Mason County Planning Department
Deb Hunemuller, Department of Ecology SWRO
Frank Meriwether, ODW
Bonnie Waybright, ODW



MASON COUNTY FIRE MARSHAL

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P.O. Box 186 Shelton, Washington 98584
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CODE ENFORCEMENT

FIRE INSPECTIONS

FIRE INVESTIGATION

PUBLIC EDUCATION

August 12, 1998

Mr. John Sagerson P.E.
SEMCON, Inc.
618 South Quince St., Suite C
Olympia, WA 98501-1535

Mr. Sagerson:

I am responding to your letter dated June 26, 1998, regarding the Lake Limerick Water System.

I have received a copy of a response letter from Mason County FD 5, which I feel accurately covers any response that I might have. As you can see by the letter, FD 5 is well aware of the capabilities of the Lake Limerick water system. One point I would make is relevant to the many water system plans that we review and approve.

The Washington State Health Department includes our review in the approval of water system plans and upgrades. My focus in those reviews is to address fire flow capabilities. Although some water systems in Mason County do have a level of fire flow capability, many do not.

When we review a water system plan, we address fire flow issues in relation to what is being done to the system. If an upgrade involves only increased storage, with no subsequent improvement in the distribution system, we require at minimum a drafting hydrant at the storage tank. If the improvements involve expansion of storage and the distribution system, we address a broader range of issues, including larger water mains and more fire hydrants.

For the record, the Lake Limerick Water System does not currently meet the minimum fire flow requirements in the Uniform Fire Code. We would address this deficiency in several ways. In the case of a commercial building expansion or new construction, if the fire flow demand of the building exceeds the fire flow capabilities of the water system, we would require additional fire protection for the building, i.e., a sprinkler system

and a fire alarm system. If we detected inadequate hydrant coverage in a particular area in the development, we would require additional fire hydrants.

Thank you for your interest in fire protection. If you have any questions, please contact me.

Best Regards,



Dave Salzer
Fire Marshal

cc: FD 5

SEMCON, Inc.

618 South Quince St. Suite C, Olympia, WA 98501-1535

Phone: 360-753-5269 ☎ Fax/Data: 360-753-5636 📠 Internet: semcon@olywa.net

Engineering Planning Management Information Technology

June 26, 1998

RECEIVED JUN 30 1998

*Ken
Ken
With
can
Dial
file*

Dave Salzer
Mason County Fire Marshal
P.O. Box 186
Shelton, WA 98584

Richard Knight
Chief, Fire District No. 5
P.O. Box 127
Allyn, WA 98524

Subject: Lake Limerick Country Club
Community Water System Fire Flow Capability

Dear Sirs,

I am the engineer of record for the Lake Limerick Country Club water system (Department of Health ID# 44150T). Recently an updated water system plan was prepared and submitted for review by the Department of Health (DOH). In this document the capability of the water system for fire flow was evaluated. The DOH has expressed concern that the fire hydrant capability may not meet usual standards, and that inappropriate use for fire suppression may damage the water system. We are asked to notify you of these concerns and request from you a written acknowledgment.


The following findings are pertinent:

1. The Lake Limerick Country Club has, by policy, determined that it will not invest in the facilities necessary to provide full fire flow capability in its water system.
2. The system currently has 44 fire hydrants connected to the distribution system. These fire hydrants must not be connected to a pump of any kind as this may create negative pressure in the system and could cause water main collapse or contamination of the potable supply.
3. The water available from any hydrant is limited to the available flow from the distribution system. In some cases this may exceed 500 gallons per minute, but this cannot be assured at any time.
4. The water system must not be connected through fire suppression equipment to any possible source of contamination unless a suitable air gap or backflow prevention assembly is provided. The system manager can advise concerning suitable backflow prevention assemblies.

It is also requested that Mr Ken Douglas, water system manger, be notified (Phone: 426-4563) of any use of the potable supply for fire suppression, training, etc. This is so that the utility may account for all produced and consumed water, and monitor for leaks and losses. If possible, the utility should be notified in advance. In any case, if water is used, it is requested that a "best estimate" of the amount of water taken be provided. The utility manager can provide forms for this notification.

As noted above, we ask that you reply in writing that you are aware of the limitations of the water system that are noted above. We appreciate your cooperation. If you have any questions, please feel free to call me.

Sincerely,

A handwritten signature in cursive script, appearing to read "John Segerson".

John Segerson, P.E.

SEMCON, INC.

618 South Quince St. Suite C, Olympia, WA 98501-1535

Phone: 360-753-5269 ☎ Fax/Data: 360-753-5636 ☎ Internet: semcon@olywa.net

Engineering Planning Management Information Technology

June 17, 1998

Dave Salzer
Mason County Fire Marshal
P.O. Box 186
Shelton, WA 98584

Richard Knight
Chief, Fire District No. 5
P.O. Box 127
Allyn, WA 98524

*a Kirk
Kirk
Water policy
(only as of now)*

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3. The water available from any hydrant is limited to the available flow from the distribution system. In some cases this may exceed 500 gallons per minute, but this cannot be assured at any time.
4. The water system must not be connected, through fire suppression equipment, to any possible source of contamination unless a suitable air gap or backflow prevention assembly is provided. The system manager can advise you concerning suitable backflow prevention assemblies.

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As noted above, we ask that you reply in writing that you are aware of the limitations of the system that are noted above. We appreciate your cooperation. If you have any questions, please feel free to call me.

Sincerely,

John Segerson, P.E.

EVALUATION OF THE WATER SUPPLY WELLS
and
GROUND WATER RESOURCES
of
LAKE LIMERICK
with
RECOMMENDATIONS FOR DEVELOPING ADDITIONAL SUPPLIES

January, 1985

prepared by: J.R. Carr/Associates

prepared for: Lake Limerick Water Committee

EVALUATION OF THE WATER SUPPLY WELLS
and
GROUND WATER RESOURCES
of
LAKE LIMERICK
with
RECOMMENDATIONS FOR DEVELOPING ADDITIONAL SUPPLIES

INTRODUCTION

This report provides data, information, conclusions and recommendations relative to the Lake Limerick water supply wells. This evaluation is based on review of well logs, test and analytical data, other relevant information, and direct test data collected as a part of this study. The agreement and terms to perform this work were provided in our letter/contract of November 20, 1984.

EXISTING WELLS

The Lake Limerick water system has six wells of which three are currently operated. The locations of the six wells are shown in Figure 1. Descriptive data from Wells 1 - 6 are provided below in Table 1.

VICINITY MAP

FIGURE 1

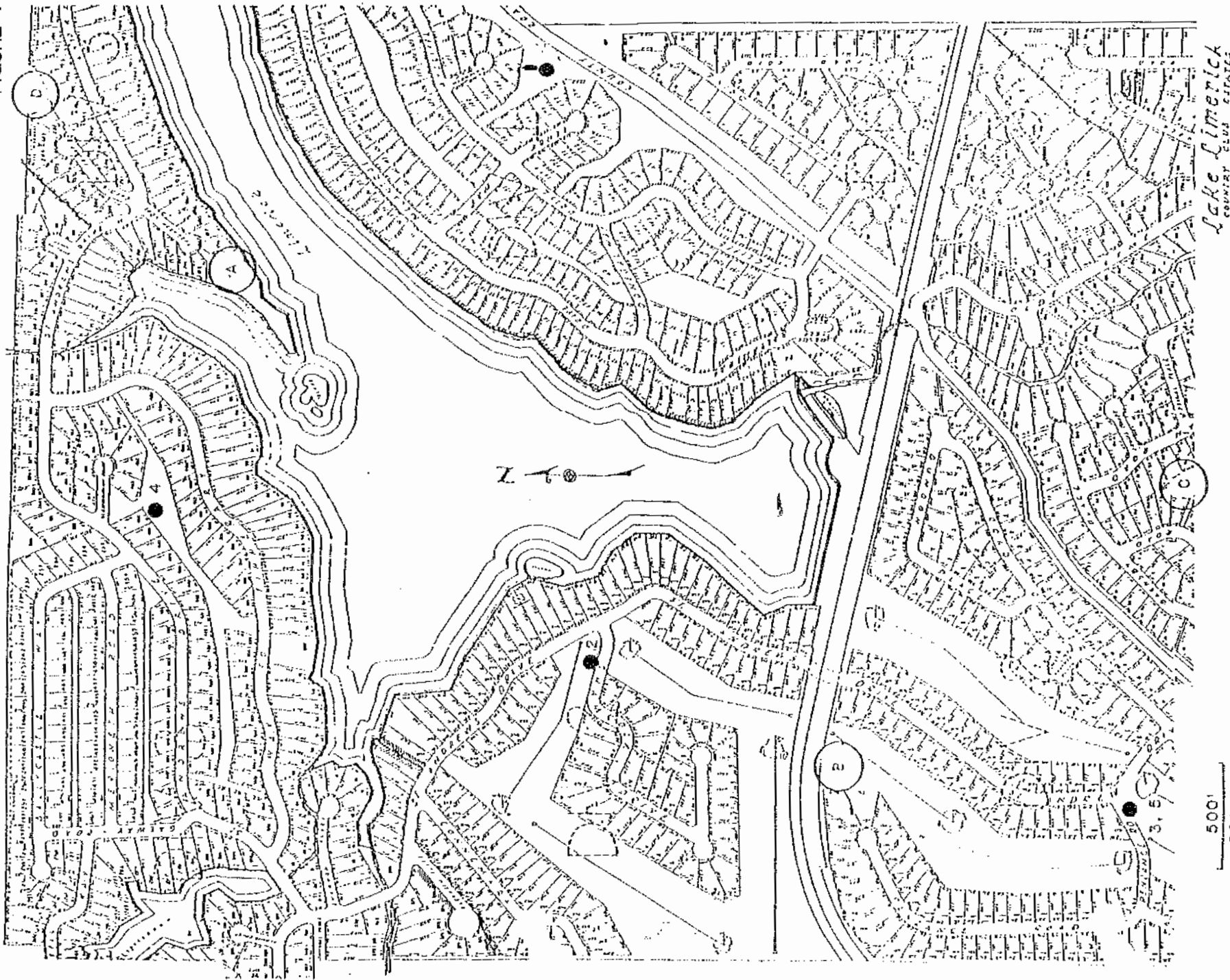


TABLE 1

	Well 1	Well 2	Well 3	Well 4	Well 5	Well 6 ^{16 (capped)}
Well Diam.	10 in.	10 in.	10 in.	10 in.	8 in.	10 in.
Ground Elev. ft. (approximate)	510	468	520	510	520	510
Depth	114 ft.	121 ft.	148 ft.	111 ft.	177 ft.	233 ft.
Screen Depth	89-99 99-114	103-121	131-148	91-111	167-177	213-218 218-233
Drilled by	Tyee	Russell	Russell	Russell	Bedell	Russell
Slab Elev. Rel. to Lake (1)	57.9	14.7	68.4	57.7	68.4	57.9
Status	unused	operating	aban.	op.	op.	unused

(1) elevation data taken from Alan Osberg, Osberg Construction Co. letter of 3/25/71. Elevations for Wells 5 and 6 are estimated.

In May of 1981, Well 3 was abandoned because of reduced yield, and replaced with Well 5 which was drilled about 30 feet west of Well 3.

A similar reduction in the apparent yield at Well 1 prompted drilling of Well 6 in late 1984. Well 6 is located about 10 feet east of Well 1 and reportedly did not encounter any useable aquifer at the depth of the upper aquifer zone.

Water pumped from a Well 6 screened zone (213 - 233 feet) reportedly provided 140 gallons per minute but had very high apparent concentrations of iron and manganese as described in the Water Quality section of this report.

GEOLOGY

The area surrounding Lake Limerick development is mantled with glacial till consisting of relatively compact sand and gravel in a silt-clay matrix. This sediment is often called "hardpan" by local drillers and overlies a more permeable sequence of sand and gravel with variable amounts of silt. The cleaner, less silty horizons of this sequence are the aquifers which are penetrated by the Lake Limerick wells.

These relationships are illustrated as a fence diagram in Figure 2. The upper aquifer zone, described as sand and gravel in the well logs, is 10 to 30 feet thick and has been penetrated by all six wells at the site. The zone appears to thicken to the south (Wells 3 and 5) and is at slightly higher elevations to the north and west. As shown on the drawing, if the the depth of the Lake in the northeast section exceeds 25 feet, then the aquifer and lake may be connected (hydraulic continuity). A similar connection on the west side of Lake Limerick would require a Lake depth of over 40 feet.

LAKE LIMERICK

CUTAWAY GEOLOGIC SECTION THROUGH WATER SUPPLY WELLS

500'
HORIZ. SCALE

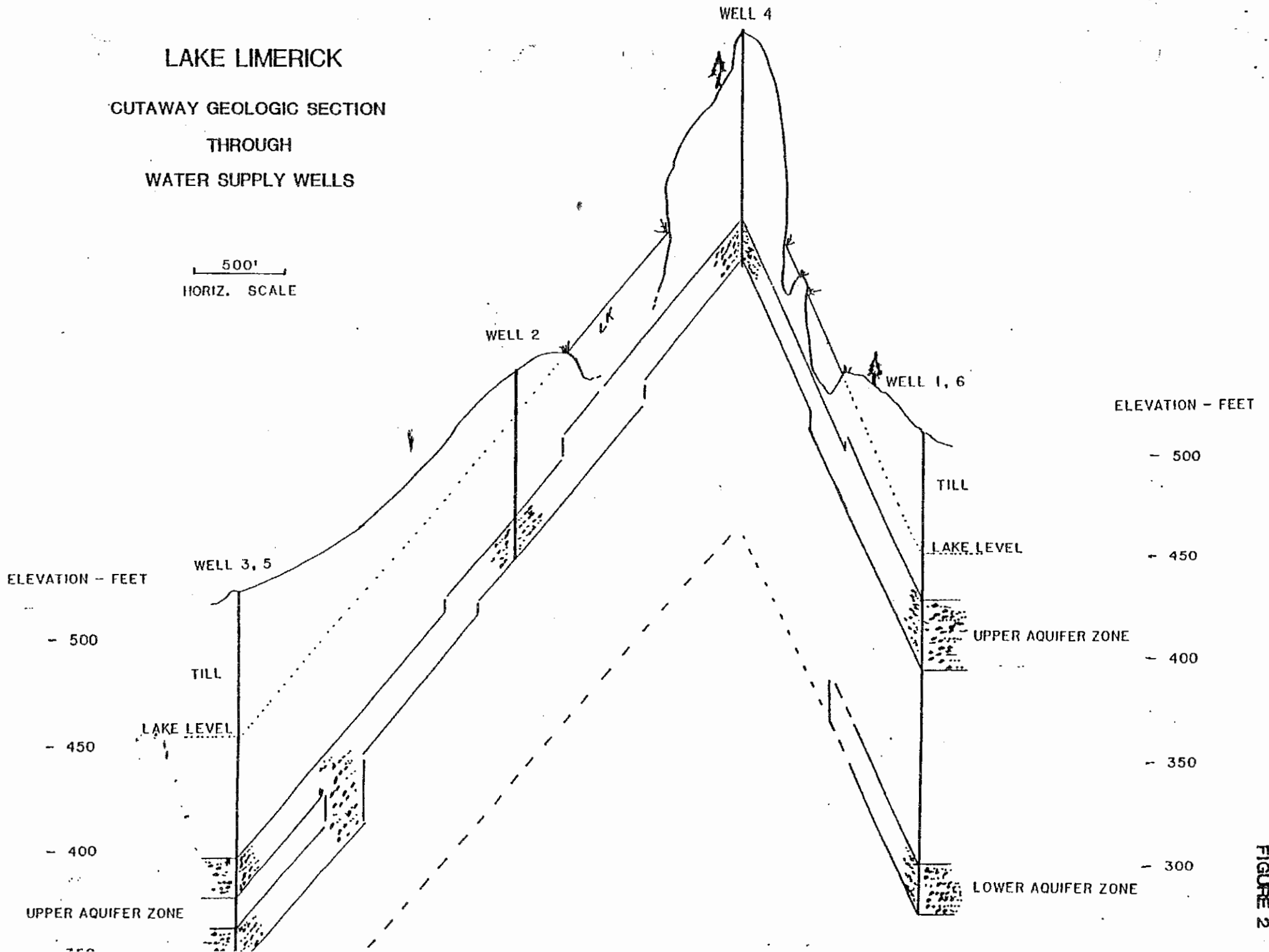


FIGURE 2

The statement that all six wells penetrate the upper aquifer is based on close examination of the well logs, and interpretation of different driller's descriptions of the sediments they encountered. Well 6, was drilled to a depth of 233 feet because the drilling contractor did not believe the gravel and sand ("gr sand" from 100 to 110 feet) would produce 100 gpm or more.

Deep drilling in Well 6 did reveal a deeper aquifer zone at a depth of 210 to 233 feet. Discussions with Mr. Russell regarding the development and testing of the well lead us to believe that some well completion and development problems may contribute to the water quality problem.

HYDROLOGY

An understanding of the hydrology of the area is important to planning the water resource development. This includes evaluation of the ground water gradient, direction of flow and analysis of recharge areas, amounts and patterns. Determination of these factors requires accurate measurement of the static water level in each well, and accurate elevations at each site.

Static water level data is reported on the well log forms for each well. Water levels were also measured in Wells 1 - 5 as part of this study. Some of these measurements (such as Well 2 and Well 5) are not believed to represent a true static level because time did not allow full recovery before the respective measurements were taken.

Elevations for each well have been calculated using Osberg Const. Co. data (March 25, 1971) for the pump house slab elevation based on Lake elevation = 0, corrected to an estimated elevation of Lake surface = 452 feet. Where possible, these elevations have been cross-checked with the contoured Water Layout Map (1967) Sleavin and Kors.

Because of several potentially incorrect errors in the elevations and unstabilized static water level measurements, described above conclusions regarding the movement of the ground water can be only tentative.

Static water level (SWL) elevation data is presented in Table 2.

TABLE 2

Well No.	Surface elevation	Original SWL	date	SWL 12/7/84	Elevation SWL
1	510	51	3/25/66	53.5	457
2	468	11	6/17/67	20.8*	457**
3	520	56	6/17/67	56.6	463
4	510	54	8/1/68	53.0	457
5	520	61	5/4/81	62.8	457
6	510	142	10/23/84	-	368

* does not represent a true SWL - well not fully recovered .
** elevation computed from original SWL.

The available data indicate that the ground water levels in the upper aquifer zone are above the level of Lake Limerick, and have a nearly horizontal attitude. The higher water level elevation at Well 4 (463 feet) suggests that the gradient may be from south to north. However, this direction is opposite to the surface water drainage pattern and further investigation is required to verify the actual flow direction.

The much lower water levels in the lower aquifer zone of Well 6 (elevation 368 feet), relative to the 457 foot water level elevation in the upper aquifer zone, indicates that the upper zone is recharging the lower aquifer zone.

These data also show that water levels in the upper aquifer zone have been relatively constant since 1966. Thus any changes in well performance are probably not caused by declining water levels.

WELL PERFORMANCE

During December 1984, Wells 1, 2, 4 and 5 were tested by J.R.Carr/Associates to determine yield, drawdown, and the aquifer characteristic known as transmissivity. Well yield divided by drawdown is termed "specific capacity". A well's specific capacity is directly related to the aquifer transmissivity which is equivalent to the permeability of the entire aquifer thickness.

Well performance is best judged by comparison of specific capacity to the theoretical maximum based on the aquifer transmissivity, or to prior specific capacities measured when the well was new. Reductions in specific capacity over time are most often caused by plugging of the well screen and aquifer with chemical or bacterial incrustants. The available well performance data is summarized in Table 3.

TABLE 3

Well No.	T *	Maximum S.C. ** gpm/ft	Original S.C. gpm/ft	Current S.C. gpm/ft	Present Eff. %
1	5	3	2.3	2.8	92
2	4	3	2.1	2.9	97
3	not tested		1.1		
4	6	3	11.6 ?	2.8	93
5	28	14	2.0	5.9	21
6	not tested		2.7	x	x

* T indicates transmissivity in gallons per day per foot of aquifer width

** S.C. indicates specific capacity in gallons per minute per foot of drawdown in the well.

Operating well efficiencies of 80% or more are considered good. Thus all of the above wells except for Well 5 appear to be operating efficiently. The much higher original specific capacity of Well 4 also indicates that this well may not be operating efficiently.

ACTUAL YIELD AND SAFE YIELD

The safe yield of the Lake Limerick wells should be computed as follows:

SAFE YIELD = SAFE DRAWDOWN X SPECIFIC CAPACITY

SAFE DRAWDOWN = maximum pump depth - SWL - allowances

*(allowances for submergence, safety, and seasonal changes in water level)

The current pumping rate, safe drawdown, and recommended pumping rate for each well are shown in Table 4.

TABLE 4

Well No.	Current Pumping Rate gpm	Safe Drawdown feet	Recommended Pumping Rate gpm
1	0	18	50
2	110-210	42	120
3	not operating		
4	104	19	50
5	115	52	120
6	not operating		
TOTALS	<u>330 - 430 GPM</u>		<u>340 GPM</u>

Operating these wells at higher than the recommended pumping rates can cause unnecessary problems such as:

- * pump cavitation and wear
- * plugging of the screens with incrustant
- * declining specific capacity and well yield
- * sand pumping

WATER QUALITY

During testing of Wells 1, 2, 4 and 5 samples were collected and analyzed by J.R. Carr/Associates with a Hach Engineers Field Laboratory. Results of these analyses are shown in Table 5.

TABLE 5

CHEMICAL ANALYSES

Well No.	Specific Conduct. umhos/cm	pH	Iron mg/L	Chlorides mg/L	Nitrate-N mg/L	Total Hardness mg/L
1	100	7.1	0.04	<5	ND	60
2	110	6.9	0.08	<5	ND	60
3	not pumped					
4	98	7.25	0.02	<5	ND	50
5	85	6.5	0.01	<5	ND	50
6	-	-	1.22	-	-	-

Well 6 analyses by WMA Laboratory, 11/12/84. All other analyses by JRC/A field laboratory. Field lab results may be different than those determined by a certified laboratory.

These results show that the ground water is of excellent quality and meets all state drinking water standards. These analyses are also similar to analytical results from samples taken in previous years, indicating no significant change in water quality, since 1966.

In October, 1984, after brief development with a test pump, the drilling contractor sampled the water from Well 6 and took the samples to WMA Laboratory in Tacoma for analysis. The Laboratory report of November 12, 1984 shows:

Iron = 1.22 mg/L
Manganese = 0.306 mg/L

These results are well over the maximum contaminant levels prescribed by the State of Washington DSHS:

Iron = 0.3 mg/L
Manganese = 0.05 mg/L

The analysis for iron and manganese is very sensitive to turbidity and the clarity of the water; thus the condition of the sample submitted to the laboratory is very important. We have discussed this issue with Don Anderson of WMA Labs, and Bill Russell the drilling contractor, and can not be certain that the sample that was analyzed was truly representative of water in the aquifer.

It also appears possible that iron rich water may have been leaking down the outside of the casing from an overlying clay layer containing wood (200 - 207 feet). This is confirmed by the variable pumping capacities reported by the drilling contractor.

CONCLUSIONS

1. The Lake Limerick water system has 6 wells of which 3 are currently in use.
2. System Wells 1-5 penetrate the "upper aquifer zone" (UAZ) which appears to be deeper, thicker and more productive toward the south end of the development.
3. Well six penetrates a deep aquifer zone which underlies the UAZ and a considerable thickness of clayey sediments.
4. The upper aquifer zone may have hydraulic continuity with the Lake.
5. Water levels in the UAZ are about 5 feet higher than the Lake and nearly 100 feet higher than the water level in the deep aquifer zone.
6. The current water levels in the upper aquifer zone are similar to the original levels indicating that recharge exceeds the current use.
7. Most of the wells in the system are operating efficiently (producing the optimum amount of water).
8. Available data suggest that redevelopment of Wells 4 and 5 could improve their operating efficiencies and increase their yield.
9. Well 1 is capable of producing at a sustained pumping rate of 50 gpm.

10. Discharge rates of Wells 2 and 4 are above their optimum capacities and need to be controlled to prevent operational problems.
11. Water quality from the UAZ is excellent and has not diminished since the wells were put into service.
12. Water quality data from Well 6 is inconclusive.

RECOMMENDATIONS

The following recommendations are provided as a guide to actions that should be taken to improve the existing supply. We have not undertaken an evaluation of the system demand, but understand that additional supplies may be needed during peak periods and in specific areas of the system (such as around Well 1).

The recommendations are arranged according to Well Number, and in order of importance.

Well 1 Reactivate the well at a pumping rate of 50 gpm. Monitor water levels and water quality as described below.

Well 6 Conduct a 4 hour pumping test on the well to evaluate water quality and potential well yield. If results are satisfactory, put the well into service at the optimum pumping rate. The test results may indicate that additional development on the well is required, or that the screen should be retrieved and the casing extracted to overlying water-bearing sediments. We do not anticipate recommending deeper drilling.

Well 2 Control flow rate so that the well can not be pumped in excess of 120 gpm. (Flow rates can be controlled with valves or preferably a restrictive orifice in the discharge line.)

Well 4 Control the discharge rate so that the maximum pumping rate is 50 gpm. Consider redevelopment of the well to determine if higher specific capacities are possible. If the original specific capacity of 11 gpm/ft of drawdown is correct, the well could easily produce over 200 gpm.

Well 5 This well is the most productive in the system but data indicates that it could produce even more water or maintain the existing discharge with less pumping lift (and lower power costs). The well's inefficiency could be a result of inadequate development but is more likely related to well design. Redevelopment could be attempted but would probably not be beneficial. New wells drilled in the south end of the development should be designed and developed to take advantage of the high potential of the aquifer in this area.

Well 3 A pumping test could be conducted with the existing pump to determine the potential well yield (after redevelopment). Some interference should be anticipated between Well 3 and Well 5.

New Well Sites The greatest well yields are anticipated from wells drilled toward the south end of the development. However, wells drilled in this area must also have slightly greater (50 feet) depths.

Drilling at the community property peninsula off Tregaron Court would have the advantage of adjacent recharge, (assuming that the regulatory agencies will approve the site).

In addition, all future drilling should be done to fully explore the full depth of the upper aquifer zone. It is possible that the zone is thicker than indicated by the available well logs from the northern part of the development.

Based on these considerations, we rate the proposed well sites as

- follows:
- 1st.....Site A..... off Tregaron Court
 - 2nd.....Site C..... off Dalkeith Road

 - 3rd.....Site B..... near Tee Hole 4
 - 4th.....Site D..... at Kilmarnock and Lyme Road

A Monitoring Program should be initiated immediately to provide data for system management. This data should include:

MONITORING PROGRAM

Data	Frequency
Well discharge rate	weekly
Pumping level.....	weekly
Static Water level.....	monthly (after pump has been off for 4 hours or more).
Water analyses (Chemical).....	annual

Each well should be monitored according to this schedule. Non-operating wells should be monitored to record variation in water levels.

We believe that it is in the best interest of the committee to retain us to assist with the work recommended here, including: testing Well 6, improvements to existing wells, supervision of new drilling, and assistance with the monitoring program. The cost of our services are generally recovered through improved efficiency of the contractors, and a more cost effective and dependable water supply.



Lake Limerick

COUNTRY CLUB, INC.

BOARD OF TRUSTEES MEETING

Jan. 21, 1984

Meeting called to order at 2:20 P.M. by Pres. Nan Striclin.

Excused from the meeting, Vee Gaffney, out of town.

The minutes for th Dec. 19, 1983 were read and approved. with the foll

TREASURERS REPORT - Bev Bray (Dec. 31, 1983)

Dues & assessments continue to be slowly paid with approximately \$23,300 outstanding or unpaid.

We currently have \$58,375 in Money Market Funds.

A review of the clubs's Income Statements for Dec. 31, '83 shows:

- (1) Restaurant - Loss \$340 for Dec. and Loss for the year to date \$8,730
- (2) Blarney Room - Loss \$186 for Dec. and Profit for the year of \$1785
- (3) Golf Club - Loss \$3209 for Dec. and Loss for the year of \$12,671

WATER COMMITTEE - Bob King

A report was given of the meeting with Simon tung, regional Engineer, State Water Supply & Waste Section, attended by Bob King and Jerry Soehnlein.

The state has received no complaints on our system and appears not too concerned about our present number of connections, a formal written Water system Plan will be required, once we reach 1000 service connections.

Mr. Tung suggested we initiate a two-year study of our system, meter each of our present wells (cost of approx. \$2000), and possibly monitor consumption at 20 to 30 locations.

The committee agreed that we will develop a two-year study and install well meters in the spring. Jerry will prepare a report of our current system consumption, to be submitted to the state for their approval.

ARCHITECTURAL COMMITTEE - John Stricklin

John informed the Board of upcoming meetings to be held Feb. 4th at 10A.M. and 1P.M. to discuss problems of clearing, developing and grading. Every one should plan to attend as there is much to discuss that concerns everyone. A meeting at 10A.M. for Lake Leprechaun waterfront lot owners will be conducted by Pat Holmes to discuss problems and get people involved. At 1 P.M. a town meeting to discuss ongoing problems and to get feed back on clarifying rules.

Plans for Lake Leprechaun to be drained during the month of March to clear the lake of debris, also permission for Lake Leprechaun waterfront lot owners only, is given to bring in trailers for the month of March was given by A.C.

LAKE COMMITTEE - Patti Gronseth

Patti reported the slide show was a big success and much was learned. Gene Johnson requested that signss designating "For Members Only" and "Swim at your own risk" be placed at both ends of the lake. It was refered to Maintenance. (Lake Leprechaun) John stricklin told of 3 "Mud Cats" for sale. More information will be gathered as to price, etc.

MASON COUNTY FIRE PROTECTION DISTRICT NO. 5

POST OFFICE BOX 127
ALLYN, WASHINGTON 98524

275-2669

October 23, 1979

426-5533

TO: Surveying and Rating Bureau
Post Office Box 1168
Seattle, Washington 98111

From: Richard A. Knight, Chief

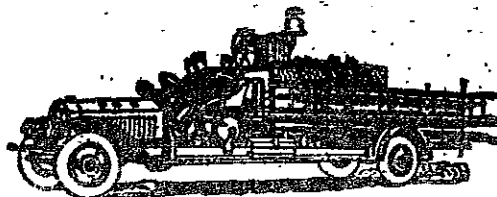
On October 9 we pump tested a pumper supply point adjacent to the Lake Limerick Clubhouse, just to the southeast of the building, Section 27, Township 21N, Range 3W and found it to be satisfactory. This suction standpipe will supply 1,000 gallons per minute and uses Lake Limerick as a supply source and is installed in conformance with recommended standards.

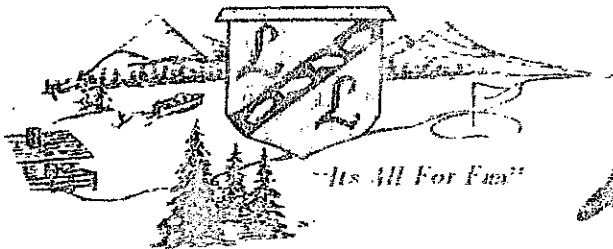
Sincerely,


Richard A. Knight, Chief

RAK/be

cc: Lake Limerick Country Club





5537
4

Lake Limerick

COUNTRY CLUB, INC.

April 18, 1979

Richard Knight, Chief
Fire District # 5
Allyn, Washington 98524

Dear Dick,

I would like to inform you that we have completed installation of 44 fire hydrants at the Lake Limerick Country Club. All are on line and usable. As we previously discussed with you, due to the limited capacity of our wells the pumper ports are not to be used in conjunction with fire fighting. It is tentatively planned to install a water storage tank in the vicinity of the clubhouse, at which time pumper ports would be usable in the immediate area.

It has been some time now that we have installed the lake suction line by the clubhouse. I would like to request that this be tested at the District's earliest convenience, in that our fire rates are based on the certification of this suction hydrant.

I would like to express my personal thanks for your help and effort in making Lake Limerick Country Club a safer place to live. I feel that your work and the work of the volunteers of District #5 represent the high caliber of people in our area.

Please advise if we can be of any further assistance to your department.

Sincerely,

Jerry Soehnlein
Treasurer
Lake Limerick Water System.

cc: J. Caesar, Ins. Agent
L. Redman, LLCC President

BC Truly

5/10 J. Caesar



Lake Limerick

Office: 426-3551

LAKE LIMERICK COUNTRY CLUB, INC.
St. Andrews Drive
Shelton, Va. 91554

Pro-Shop: 426-6290

MAY & JUNE 1979

ISSUE 3

PRESIDENT'S MESSAGE:

Lake Limerick is developing very rapidly. We want to take advantage of this growth but in order to do so, we need the input of both our older and newer members.

We believe we need to develop a 5 year plan and have scheduled several "Town Hall" style meetings for open discussion on the future growth of our Inn, Golf Course, and Lake. The outcome of these meetings will enable us to develop our budget for next year and the years to follow -- looking toward the possibility of going completely private. The first Town Hall meeting will be June 2, 1979, at 4:00 p.m. The second will be on June 26, 1979. For those unable to attend please mail ideas to the Country Club, attention the President.

PAST PRESIDENT'S REPORT: (Given at the annual membership meeting, April 21, 1979)

As I retire from the role of President of Lake Limerick Country Club, I wish to quote Erma Dombeck and say "God Bless the Volunteers".

Thanks to each Board member who has so freely given of his or her time on a voluntary basis to chair a committee; who attended regular and special Board meetings; who took the time to become acquainted with the problems and voted accordingly on matters of policy and operations; and who stood behind the decision of the Board when challenged or criticized by the less informed. I THANK YOU MUCH!

I thank every committee member without whose help we could not have managed the properties within the level of funds provided. Also, who made my job as President considerably lighter, and those who gave of his or her time so Lake Limerick would truly be "all for fun".

Where would we have been this year without these volunteers with their professional capabilities and skills? -- We would not have won a Forest Festival Award for the second straight year. -- We would not be proud of a newly remodeled and decorated bar and restaurant. -- We would not have a new float on the Lake and a sounder place for the diving board. -- We would not be getting a new restroom on the golf course that will serve all lot owners. -- We would not have a good water system, second to none in the area, complete with new fire hydrants. -- We would not have the protection of lot values afforded by an active architectural committee. -- We would not have facilities that are well maintained on a planned basis within budgeted limits as funded by the membership. -- We would not have a newly paved parking lot. -- We would not be managed by a budget which protects us from overspending our income. -- We would not have an informative Newsletter published on a regular basis. -- We would not enjoy special events such as the Lake Committee's South Seas evening. -- We would not have community affairs such as those sponsored by the Magpies. -- We would not have a Fire Department protecting our property. -- Speaking of protection, we would not have a Neighborhood Watch Program or security protection.

I don't know why it is that sometimes volunteers' efforts are suspected by those who would rather be a spectator than a participant. Nor do I know why people are so willing to offer suggestions after decisions are made rather than to be a part of the decision-making process. I can only say, "Thank God, in spite of this, we at Lake Limerick can still get volunteers".

ELECTION RESULTS:

The annual meeting represented 119 registered voters constituting a quorum for passage of the following items:

Amendment to the By-Laws passed, 90 to 24.

Board of Trustees: Earl Mackin, President; Adrian Berglund, Vice President; Wita Gomer, Executive Secretary; Trustees: J. Culpepper, B.A. Gronning, F. Hipkins, R.E. Jacobs, L. Lewis, A. Paradise, A. Parke, L.H. Redman.

Water Committee: Al Gronseth and Tony Hermes.

NOTICE TO MEMBERS:

All properties are private and so designated for the use of club members only. Fishing and golfing are open to the public. A Security Patrol will enforce our regulations and all members are asked to carry their membership cards when using club facilities. ALL boats must be registered at designated Lake patrol docks: and remember, members are responsible for the conduct of their guests. NO "over-night" mooring is permitted at our community docks.

COMING EVENTS:

Annual South Seas Dinner Dance sponsored by the Lake Committee will be held on Saturday, May 26, 1979, with dinner promptly at 7:30 pm. Reservations can be made at the office or Lake Committee member, limited to 120 people. Prepaid reservations required -- Deadline May 24, 1979. Price \$15.00 per person. The evening's entertainment will consist of a 7-course South Seas buffet, professional Polynesian entertainment, free lei, door prize (drawing), and dance music by the Melo-dees from 10:00 pm to 2:00 am.

July 4th activities will be on June 30th weekend. (Due to the holiday falling in the middle of the week.)

COMMITTEE REPORTS:

ARCHITECTURAL COMMITTEE. A new summer is upon us, thus many of you will be placing your travel trailers on your lot(s). Please note that placement must be in accordance with Declaration of Restrictions; i.e., 50 feet back from the Lake(s) and streams; 5 feet from either side of lot line; and 30 feet from street lot line.

Septic tanks are required for all trailers and camping gear remaining on lots more than 72 hours.

In order for our Security Patrol to be aware of additional structures, we remind you again, you must register all camping vehicles at the Pro-Shop or Office.

On Feb. 23, 1979, Judge Doran, of Mason County Superior Court, signed a judgement which upholds the L/L Declaration of Restrictions; namely, that the use of a garage or undersized structure as living quarters, is in violation of our covenants.

As of June 1, 1979, before building application forms can be approved, you must obtain construction permits at Country Club office. This is necessitated due to misplacement of several structures over the years. A minimal charge for this permit is required.

Bob Jacobs, BAIS Chmn.

GOLF COMMITTEE:

All members and guests are invited to participate in the 'mixed doubles' golf tournaments this year at L/L Golf Course. Information concerning participation is posted on bulletin board at the Pro-Shop in the beverage room. All annual golf memberships will be prorated to March 1, 1980. Pro-Shop hours are set for May -- June thru August will be posted on door. Call Club office or Pro-Shop for additional information.

Senior Golf Sweepstakes Tournament. An eighteen hole competition will be held May 14 and 15. Tee off at 10:30 am. The competition is open to all Senior men having an established handicap in the group. Entree fee \$3.00. There will be three flights with prizes for each flight. Sign up at the Pro-Shop. Fred Hipkins, Chmn.

LAKE COMMITTEE:

Summer is coming and with it, increased use of our lakes and beaches. The Lake regulations will be sent to all members under separate mailing, and a copy must be carried on board your boat at all times. Because of the heavy traffic expected on the Lake this year, your membership card must also be carried on board to aid in identification. Remember: Members are responsible for the conduct of their guests and all boats must be registered at designated Lake Patrol docks.

This summer will mark the purchase of Chub Weed Harvester by the club. A regular schedule of weed maintenance will be followed and soon the waters will be free of the bother and danger of weed growth. But we must constantly be on guard against introducing new strains into our lakes, some of which we are told, can grow 2 inches in 24 hours! For this reason, fishermen, as well as skiers, are urged to inspect their boating equipment for signs of any weeds before launching into the Lake.

A. (Bergy) Berglund, Chmn.

SECURITY - NEIGHBORHOOD WATCH:

If you expect to be gone from home for an extended time, you might want to ask for a security check by our trained personnel. Forms are available at the office or from any security patrol person. We will make every effort to check your house at least once a day. Another FREE service from your Security Patrol! (Advance notice from owners to club office is recommended if guests will be using your property.)

D. Redburn, Chmn.

WATER COMMITTEE:

We have completed the installation of $\frac{1}{2}$ fire hydrants throughout the community. Maximum distance between a lot and fire hydrant is 1000 feet. We recommend that each member notify their insurance company as soon as possible in order to get rating status changed to conform with latest coverage.

Bob Jacobs, Chmn.

YAC COMMITTEE:

We wish to take this opportunity to thank each and everyone of you who donated or purchased goodies at our bake sale. We raised \$50.00. To each of you who have brought us your old clean aluminum and empty beer cans we say "thank you". We are still collecting these items and appreciate your help.

NOMINATING COMMITTEE:

Candidates for nomination to the Board and Water System are as follows:
(Resumes will be published in next Newsletter.)

For the Board of Trustees -- 3 year term -- 4 vacancies

John Bradon - Resident (Incumbent)	Roland Moyneur - Resident
Jack Culpepper - Resident	Jim Nutt - Resident
Nita Gomer - Resident	Bob Ord - Resident
Bob Jacobs - Resident	Arlene Parke - Weekender
Ray Miller - Resident	Lou Redman - Weekender (Incumbent)
Al Moyer - Resident	

Of those members still remaining on the Board of Trustees three are permanent residents and four are weekenders.

For the Water Committee -- all residents -- 3 year term - 2 vacancies

Al Gronseth - Incumbent	Billie Jacobs	Joan Moyneur
Tony Hermes - Incumbent	Vern Miller	

WATER:

The need for a standby generator was clearly shown to us recently when a power failure caused our water pumps to be inoperable for a period of approximately 18 hours. We regret the inconvenience this incident caused and hope to have a generator installed by early summer, in order to preclude such circumstances.

We are in the process of assigning a contract to install approved fire hydrants throughout our community. Our present use of standpipes has become inadequate so we are updating our system to conform to the local recommended standards. All property will be located within 1000 feet of a fire hydrant and will be conveniently located so that the fire fighting equipment "attachment time" will be minimized.

CLUB MEETINGS:

Men's Golf Club will hold an IMPORTANT meeting on Saturday, Feb. 10, 1979, at 1:00 PM (in the Inn). Everyone who is interested in golfing should plan to attend this meeting. Remember this is your golf club and your participation is urgently requested.

Maggie Ladies Club have changed their meeting day to the first Thursday of the month at 6:30 PM at the Inn. Next regular meeting will be February 1st, 1979. Come and bring a friend and get acquainted and find out what all we do.

L/L Youth Club: Our first meeting of this new year will be on Tuesday, Jan. 30th, at 4:30 PM at Penny Bradon's home. All L/L youth 10-18 years of age are wanted and needed at this meeting. We hope to see all of you new L/L members as well as the existing members. We will be planning events for the next four months. It's free so please come and get acquainted. PARENTS: Please pass this information on to your youngsters.

We are still collecting CLEAN aluminum cans and beer bottles. Bring to Bradon's or call 426-9383. Thank You. L/L Youth Committee: John & Joyce Bradon and Carolyn Soehnlein.

INN FACILITY HOURS:

Office Hours: 10:00 AM - 3:00 PM, Tuesday through Friday

Lounge Hours: Open Tuesday - Friday at 5:00 PM

NOTE CHANGE: Saturday & Sunday at 4:30 PM

Restaurant Hours: Wednesday -- Spaghetti Dinner, by advance reservation only. Dinner served family style. Main course F promptly at 7:30 PM.

Friday & Saturday -- Dinner at 6:30 to 9:30 PM.

Sunday Brunch -- Still a possibility. As yet not enough people have shown any interest.

DINING ROOM HOSTS AND HOSTESSES:

For January, February, & March, Saturdays only, 7:00 to 9:30 PM. If assigned dates are not convenient, please contact Club Office at 426-3581, or Rena at 426-5905 (evenings).

Jan. 27 - Gert Kanthack & Al Wilcox	Feb. 24 - Karen & Mac McGunnigle
Feb. 3 - Nancy & Bob Ord	Mar. 3 - Nita Gomer & Don Earl
Feb. 10 - Jan & Lew Lewis	Mar. 10 - Erma & Dick Burdorff
Feb. 17 - Elise & Paul Kemp	Mar. 17 - Rena & Bev Bray

LAKE LIMERICK BINGO

Bingo every Sunday 7:00 - 9:30 PM. Everyone 18 years and over are wanted!! We now have Early Bird games 6:15 - 6:45 PM. We have \$30.00 regular games and 3 jackpots. Bingo funds help make needed improvements at Lake Limerick and we need your SUPPORT!!!! Please come join in the fun. (Committee: Leo Nault, Fred Hiptkins, Carolyn Soehnlein and Joyce Bradon.)

NOMINATING COMMITTEE: Purpose: to solicit sincere candidates, both new and incumbent, to run for office on the Board of Trustees or Water System, and to compile resumes for publication in Newsletters prior to election in April 1979. The following were appointed, to be informed by letter from Pres. Redman, to form the 1979 committee: Ardis and Jack Culpepper, Adeline and Dick Dougherty, Ve and Bill Gaffney, Patti and Al Gronseth, Lu and Elliott Hayes, Pauline and Gene Moore, Thelma and Norm Schreck, and Carol and Ken Walter. *Lewis & Jan Lewis, Co-Chairman*

FIRE DEPARTMENT: 1: First aid classes are being offered. 2: Lack of funds to supply equipment for our volunteers. Request: that some funds be allocated from reserve Memorial Fund. Also, that a salaried restaurant employee take the first aid classes. Tr. Paradise to look into our problems and advise in more detail.

WATER SYSTEM REPORT

1. Standby generator - to be purchased and installed in close proximity to Clubhouse to facilitate its emergency needs.
2. Installation of hydrants to replace standpipes in the most populated areas first. Reduction in insurance rates.
3. Chlorinator installation to counteract hydrogen sulphide problem.

President Redman announced he would not be available for two months (due to surgery) and that any Board meetings would be chaired by Vice-President Berglund during his absence.

There being no further business, meeting adjourned at 4:45 PM.

Respectfully submitted,



Rena E. Bray
Executive Secretary

GOLF - Restroom will be constructed between #5 Tee and Penzance Road. Financial situation somewhat behind 1977-78 budget projection for Golf and Pro-Shop; hopefully, will be corrected with price raise of food services and improvement of weather.

Doris Mackin has been appointed to this committee.

LAKE - (refer to minutes). Reported a reserve account of \$207.90, to be used exclusively for lake and beach improvements and acquired through promotional sales of T-shirts, bumper stickers and flags at the Lake Limerick Daze event July 1st.

Recommendations: 1. To purchase harvesting machine (approximate cost \$16,000.00, with trailer). 2. To lower lake Oct. 1st to facilitate the cleaning out of weeds and undergrowth. 3. Raise additional funds by staging a "Casino Night," to be placed in a "lake improvement reserve" fund. Trs. Berglund, Paradise and Bingo Chm. Nault to coordinate this function.

Motion by Tr. Mackin: To proceed with the necessary preparation for "Casino Night" function with all proceeds to be placed in a reserve fund for lake maintenance and improvements. Motion seconded and carried.

Lake Committee (wives) volunteered to do the (Inn) dining room table decorations for each season.

Final recommendation to be considered by the Board was to consider closing the lake to all "guest" ski boats unless lot owners can be held responsible for their guests and the registration of said boats. (Reminder - Lake Limerick is private except for public fishing.)

MAINTENANCE - (Refer to minutes 6/10 and 7/8.) Many of the priorities to the Clubhouse have been completed. Budget for 1978-79 has been submitted. \$100.00 reward is being offered for information leading to the arrest and conviction of vandals re destruction of Club properties. Additional part-time help has been hired to assist in routine summer maintenance.

WATER SYSTEM - (Refer minutes 6/10.) Ongoing upgrading and improving maintenance. Installation of a standby generator is progressing at an estimated cost of \$9,400.00 (ref. minutes 4/8/78). Fire protection has been re-evaluated and can be served by the addition of hydrants replacing existing standpipes, utilizing present water pipes in Divs. 1 through 3. A cistern system in Divs. 4 and 5 will be discussed due to the water pipe system in these areas.

Y.A.C. - Meetings cancelled for summer. Swim dock and diving board is near completion and should be ready for use by August 1.

CRIME WATCH - Sheriff's Dept. may cut back patrolling this area due to Mason County Sheriff's budget. Redburn requested \$250.00 per annum in our budget for gas expenses for our own resident patrol (volunteers). Motor bike violations is an ongoing problem for our 22 miles of road. Additional patrol help has been requested for Div. 4 and 5. There is no permanent resident representative for these areas.

(Continued on the next page.)

12TH ANNUAL MEMBERSHIP MEETING
APRIL 15, 1978



Lake Limerick

COUNTRY CLUB, INC.

Meeting was called to order at 2:00 PM by Pres. Louis N. Redman, with all Trustees present. Minutes of the Special Membership Meeting of October 15, 1977 were approved as read.

It was noted that 115 members in attendance (not including absentee/proxy voters) constituted a quorum (ref. S.M.M., 10/15/77). Committee reports were given by their respective chairmen, of work accomplished over the past year, as well as needs and priorities for the future. Each was respectfully received by the membership. The membership was invited to attend the meetings and/or participate on the committees of their interest in order to be better informed of the community needs.

Annual committee reports may be obtained at the Club office by request. Open discussion was requested to be postponed until the final report was given.

COMMITTEE REPORTS:

BINGO: Pres. Redman was presented with a plaque to Lake Limerick Country Club by the Benevolent and Protective Order of Elks of the United States of America for donations totaling \$200.00 received by their "benevolent and philanthropic" association. (Presentation was made by Tr. Nault, Bingo Chmn.) Bingo has been responsible for many other donations for club and community improvements.

INSURANCE: Premium saving of \$127.00 over last year. Additional savings of \$2,200.00 per year will be realized when Water System installs the new fire hydrant at the Clubhouse and upgrades the fire protection system in Pro Shop, work to begin this month.

LEGISLATIVE: Proposed that the procedure of "nominations from the floor" be discontinued, as it serves little or no purpose. Nominating Committee is appointed each year to present prospective nominees with resumes to the membership. These are printed in the newsletter prior to the Annual Meeting. Membership was requested to take this under consideration.

MEMORIAL FUND: Pres. Redman advised that, due to the life-supporting equipment purchased with this fund, there is a need for a competent and experienced person to instruct the proper use of it. Ve Gaffney, with her medical training, has volunteered to head up this venture. A time and place will be set for instruction classes for concerned volunteers.

PRESIDENT'S REPORT: Pres. Louis N. Redman prefaced his report with this fact: that the volunteer help at all levels of administration amounted to approximately \$40,000.00 in time, and is proud to be a part of this group. The President's report was read to the membership and will be published in the next Newsletter.

GOLF COMMITTEE: Tr. Hipkins (oral report in the absence of Chmn. Gronning.) Work is being done in the area of #7 Tee to bring it up to par. Golf Clubs activities were discussed; finalization by March opening of course. Dues structure change will be posted along with hours the course will be closed for tournament play.

Motion by Tr. Soehnlein: To accept the application of Phyllis Miller as the new manager of the Pro Shop. Motion seconded and carried..

LAKE COMMITTEE: Tr. Berglund (oral report). Discussion included the rise and fall of the lake, with respect to the dam. Boards to be removed in fall, replaced in the spring. Valve to be used only in an emergency situation. Maintenance man to be so instructed.

Weed harvesting machine: Cost \$11,900.00,(approx.), vs. annual maintenance at \$16,000.00 (1977) would limit service to periodical algae control only, possibly renting "weed" machine out to other lakes in the area to defray some of the cost. New lake rules will be necessary due to influx of power boats.

Y.A.C.: Tr. Bradon (oral report) Reported on Youth activities during the winter and some of their plans for spring and summer. Trying to raise enough money for a new diving board. Board commended John on his work with our L.L. youth, including the support of wife Joyce, and particularly for their work on the Christmas decorations throughout the Lodge.

GUEST INTRODUCTION: Sheriff McNair and D. Todd, Div. Coordinator Crime Prevention Program. Presented letter and certificate of commendation to L. Doug Redburn for his "inspection" duties in the crime prevention program throughout his Mason County area as a volunteer. A short report was made regarding how we, as individuals, can help to prevent crime against our property.

WATER SYSTEM: Chmn. Jacobs (oral report) All leaks have been or are being repaired. Upgrading the water system for fire protection is under study. Insurance savings in excess of \$2,000.00 to club could be realized annually. Installation of emergency generators under study to be contracted out. Separation of Water System from L.L.C.C. - report by Tr. Soehnlein. Could substantially reduce income tax. Package study will be presented to Board as soon as it is completed. (Details on tape.) Consultation with corporate attorney is necessary in this matter. Tr. Paradise challenged the feasibility of the "spin off" method of action. All written reports on this study will be presented to Board for their review and evaluation.

OFFICE REPORT: Lu Hayes, Mgr. Reported the State Dept. of Revenue initiated its first audit of the L.L.C.C. from late Nov. 1977 to Jan. 15, 1978. The years involved 1974-1977. The complete report from the State is still pending at this time. One point brought to the Board's attention: The opinion of this auditor and some of his superiors is that the portion of the membership funds tagged "maintenance assessments" vs. dues, is subject to taxes under the B. & O. A request has been made for the proper forms to be submitted to the club for filing an appeal. The taxes constitute approximately \$900.00 per year, retroactive to 1974. Pres. Redman recommended that we seriously consider retaining a competent corporation attorney to assist the club in our tax structure.

INSURANCE REPORT: Tr. Frankenfield reviewed insurance needs for the club facilities. Liquor liability has doubled from \$272.95 in 1977 to \$425.38.

*Presented to Board
May 1977*

LAKE LIMERICK COUNTRY CLUB

MANAGEMENT REPORT

FEBRUARY 28, 1977

LAKE: Tr. Berglund, Chmn. (Absent due to illness.) All minutes are up to date and are available to all members upon request at Club office.

MAINTENANCE: Tr. Soehnlein, Chmn. Reported the hiring of a new maintenance man, Jack Nicholes. His duties are scheduled according to winter priorities. It was recommended that additional "No Hunting" signs be put up throughout all divisions of Lake Limerick immediately. Meetings for this committee are held each month on the 2nd Saturday at 9:00 A.M.

NEIGHBORHOOD WATCH: Chmn. Redburn. Reported on 3-day State Crime Watch Seminar in Issaquah, Wa. He and two of our division representatives attended this month. Also, some of the ways to protect and cut down on burglaries and vandalism to our property. It was pointed out that these seminars are State funded. Property protection surveys can be made upon individual request to Redburn or the Mason County Sheriff's office at no cost.

WATER SYSTEM: Tr. Soehnlein (in absence of Chmn. Jacobs.) Reported that all leaks repaired. New time cycle system to be instituted. Installation of the hydrant system within 1,000 feet of Club House and Pro Shop will lower insurance rate considerably. "Spin off" for tax advantages only, still under study and will be reported on in the future.

Y.A.C. Tr. Bradon, Chmn. Today's bake sale netted the Youth Club \$57.45 plus a donation of \$50.00 from the Backus'. A Halloween party is being planned for October 31 with prizes for costumes.

OLD BUSINESS

OFFICE REPORT: L. Hayes, Office Manager. Property tax re-evaluation, still in progress before the State Board of Equalization. Lease on company Datsun expires in November - renew vs. buy said vehicle. Discussion. Motion by Tr. Nault: that the Datsun be purchased rather than renewing lease. Seconded; carried. Reported income from dues to date for 1977/78 - \$61,615.00.

NEW BUSINESS: Fact Finding Committee Report - refer minutes.

a. Study further the feasibility of moving Pro Shop into the Inn building: financial evaluation of labor, maintenance, taxes, insurance, etc.

b. Moving the Pro Shop building to another location.

Reasons for these considerations are to bring unity of the total Club facilities and interests under one roof.

Pres. Redman to appoint a committee representing the interests of both Golf and Club and to be made up of eight members (3 Board members and 5 others).

Motion by Tr. Mackin: Evaluation and report (in writing) regarding the pros and cons of this possible move of golf facilities and/or the Pro Shop building at the next regular meeting of the Board of Trustees in January 21, 1978.

c. Social Memberships: Recommendation to raise this membership fee to \$50.00 per year.

Motion by Tr. Mackin: To raise "Social" memberships to \$50.00 per year, effective January 1, 1978. Motion seconded and carried.

LAKE LIMERICK WATER COMMITTEE

MINUTES
as recorded

March 12, 1977

Present: Chairman Jacobs, Members Soehnlein, O'Brien, Paradise, Hayes
Absent: Member Gronseth

A letter written recently to John Robischon was read and discussed. Work is continuing on the controls with completion expected early in the week of March 21.

Agenda for the Water System presentation at the Annual Meeting was discussed with ideas on its content.

Treasurer Soehnlein reported on discussions held recently with two State departments regarding the possibility of a water shortage at Lake Limerick. Opinions obtained were that it would take a drought of at least one full year to adversely affect the lake, and probably five years of drought to affect the water system.

Discussion held about the apparent need for hiring a part-time maintenance person for work on the water system. A list of work items was reviewed (attached). Routine work that needs to be done includes checking the system, recording meter readings, routine preventative maintenance, posting daily log, minor repairs, pulling samples, blowing down lines, periodically checking water levels, changing charts, and other general duties as assigned.

Treasurer Soehnlein reviewed the February financial report, and advised the committee that an independent audit of water system books has been called for, as provided in the Bylaws, and is in progress. Estimated cost of the audit is \$600.00.


Following discussion, a motion was made by Joe Anne Paradise to request Board of Trustees' approval to amend the Water System Bylaws to call for an independent audit each third year instead of each year, due to the expense involved. Motion seconded and carried.

A discussion was held about the potential advantages of converging to plastic water boxes for replacement and new installations. Cost of 18" X 24" box with lid is \$18.80. On the motion of Soehnlein, several will be ordered and used on a trial basis. Motion seconded and carried.

Soehnlein reported that he has been in contact by mail and telephone with Fire District #5 Fire Chief to discuss new hydrant system approved for installation. A meeting is planned in the near future.

There being no further business, the meeting was adjourned at 1:35 p.m.

Respectfully submitted:


Lurene Hayes

LAKE LIMERICK WATER SYSTEM

WORK LIST

Prepared by Herb Nelson

March 8, 1977

NEW CONSTRUCTION:

1. Install new controls in maintenance shop and pump houses.
2. Install site glasses at wells #2 and #4 for storage tanks.
3. Build 3" pipe spool for meter.
4. Fire hydrants (11), 26 man-days.

MAINTENANCE:

1. Flush all fire hydrants and check valve operation.
2. Repair or replace hydrant boxes
3. Locate and expose all main line valves.
4. Paint all main line valve covers.
5. Paint two water storage tanks.
6. Disconnect (seal) approximately 200 hook-ups at members request.
7. Repair main line leak, Division 3, lot 138.
8. Repair roofs at #1, 3 and 4 pump houses.
9. One flow meter under water - remedy.

JOBS COMPLETED:

1. Install insulation in three pump house ceilings.
2. Number all hydrants.
3. Rebuild all insulation boxes around outside pipes at pump houses.
4. Install 4" X 4" posts at all locations where main lines go through private property.
5. Run wire from maintenance shop to #2 pump house.
6. Repair all flow meter sight glasses.

Rena

LAKE LIMERICK WATER COMMITTEE

MINUTES
as recorded

February 12, 1977

Present: Chairman Jacobs, members Soehnlein, Paradise, Gronseth, Hayes
Absence excused: O'Brien

Chairman Jacobs noted that member Pyle has moved from the area and that the position may have to be declared vacant. (Memo: Resignation received per telephone call February 14th.)

Treasurer Soehnlein reviewed the financial report. (December and January attached)

It was agreed that a progress report should be provided all members prior to the April annual meeting, content to be drafted by Paradise and Soehnlein.

Soehnlein reviewed results of a meeting he attended last month with a representative of the Washington Insurance Rating Bureau. Water system improvements that could be most beneficial in terms of fire premium reductions for club and member properties were discussed. Optimum program was outlined as follows:

Phase I: A system of hydrants (Fig. 2 attachment) could be installed to draw from lake water which would be rated the same as a 6" hydrant in a city, within a limitation defined as 1000' of hose access (300' to commercial structures). A map designating eleven proposed locations was presented (see attached). The eleven hydrants would serve 550 lots and would cost approximately \$7200 to install. Present insurance rating at Lake Limerick is 8-A. Areas affected by installation of hydrants would be re-rated to #8, resulting in an approximate 20% savings to home owners for fire insurance. Location of the hydrant on clubhouse grounds could serve both the clubhouse and pro shop at an installation cost of \$1400, and would reduce the annual insurance premiums by 50%, reflecting an annual net savings of \$2000 on the clubhouse and \$300 on the pro shop insurance premiums.

Phase II: A system of strategically located cisterns (Fig. 1 attachment) could be installed to service the remaining lots in the development and would result in the same improved fire rating and reduced insurance costs. Cost of the required number of cisterns would be approximately \$64,000.

On the motion of Treasurer Soehnlein, the committee will proceed with installation of Phase I as soon as possible.

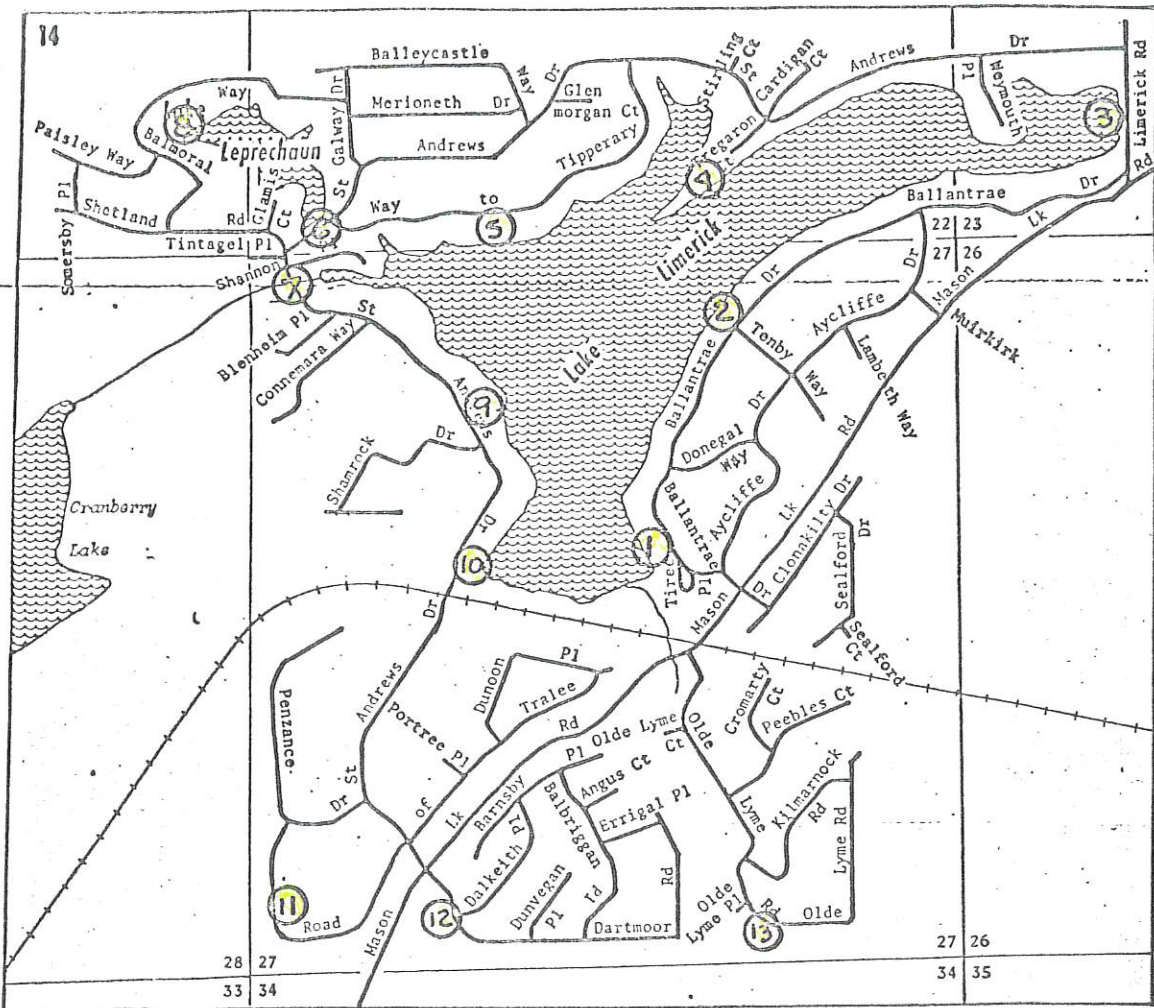
Soehnlein reviewed meeting of the Personnel Committee he attended earlier in the day. He expressed concern that since the time the Water System has been paying 20% of maintenance personnel's time, only about 10% of their time has been devoted to the water system work. Because of increased workload, the maintenance personnel has been able to handle only priority items. The Water Committee may consider contracting required work.

The problems of apparent lack of cooperation from Engineer Robischon was discussed. Chairman Jacobs will again contact him.

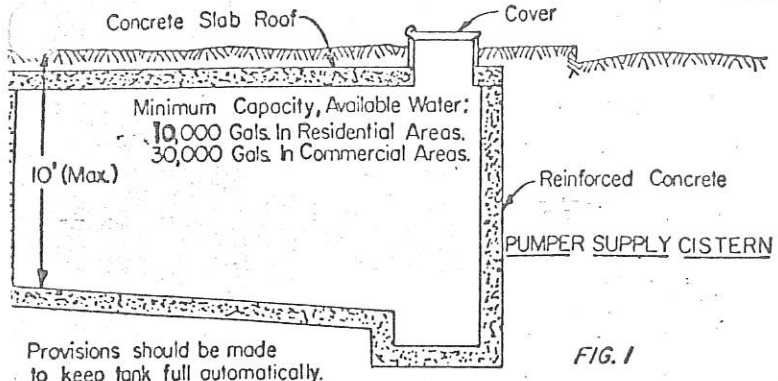
The committee agreed that future costs of repairing water lines on private property will be charged to the members, following notification to the member.

Respectfully submitted,

Ben Jacobs



2/12/77



Provisions should be made to keep tank full automatically.

FIG. 1

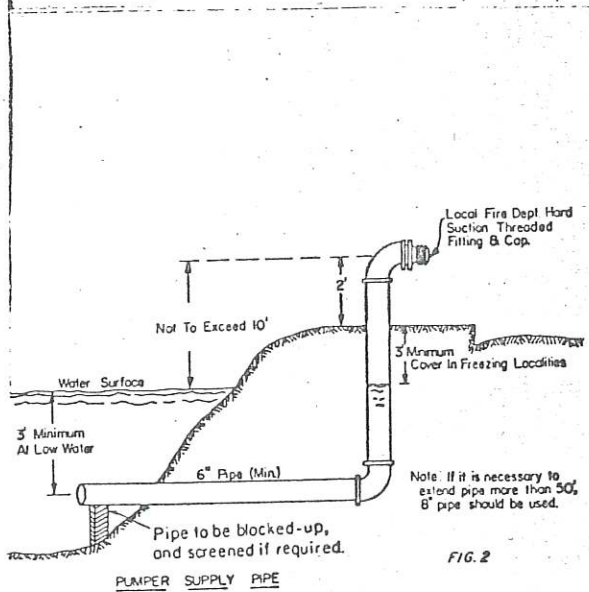


FIG. 2

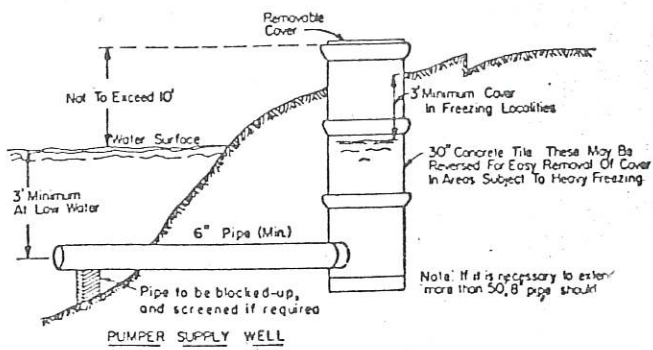


FIG. 3

LAKE LIMERICK WATER COMMITTEE

MINUTES
as recorded

December 11, 1976

Present: Chairman Jacobs, Members Soehnlein, Paradise, O'Brien, Hayes

Minutes of the November meeting were approved as recorded.

The need for part-time help to read and record meters, check and lube pumps, pull samples, blow lines and take pressure readings was discussed. It was generally agreed that additional help would not be necessary for some time.

Committee authorization of fire truck piping at the west end of the lake was discussed. Estimated cost of installing one at the east end is \$3140. Soehnlein suggested that a study of ideal locations be made, and that the alternative of installing steel storage tanks to draw from should be considered. Jacobs and Soehnlein will study and report at the next meeting.

Jacobs suggested that the Committee should consider purchase of a 15 KW gas-operated standby generator to supplement water pressure during power outages. Readings should be taken while pumps are operating during the next month. Jacobs will discuss this subject with John Robischon, consultant.

Jacobs informed the members of the result of a recent meeting with Budget and Finance committee representatives. The Water System will pay 20% of Herb Nelson and Charles Hammond's salaries, 40% of Lu Hayes' salary, and 20% of one truck lease charge for the next four months, at which time the formula will be reevaluated.

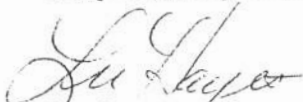
On the motion of Soehnlein, seconded by O'Brien, Robischon will be asked to prepare a program of preventative maintenance for the water system for consideration by the committee. It was noted that Robischon has prepared such a program that is now in use by the Tumwater water system.

Soehnlein presented the November financial report.

It was noted that recent installation of the two new well pressure tanks has resulted in reduced insurance rates for the Club.

There being no further business, the meeting was adjourned at 12:35 p.m.

Respectfully submitted,


Lu Hayes

Rena
to review 3/77

W/ Limerick
office copy

RESOLUTION

WHEREAS, Mason County Fire Protection District No. 5, is desirous of purchasing the following described real estate for the purpose of construction of a building for the purpose of providing fire protection for the benefit of the residents of Lake Limerick,

Situated in Mason County, Washington:

All that portion of Tracts 80 and 81, Lake Limerick Division No. 2, according to the recorded plat thereof in the office of the Auditor for said County and State, Volume 6 of Plats, pages 73 to 79, both inclusive, lying Northerly of a line described as follows:

BEGINNING at a point on the Southeasterly line of said Tract 80, North 36°32'03" East 55 feet from the Southeast corner thereof, running thence North 43°21'08" West 179.76 feet, more or less, to a point on the Northwesterly line of said Tract 81, North 24°00'00" East 80 feet from the Southwest corner thereof.

IT IS HEREBY RESOLVED that in consideration of the benefits to be derived by the plats of Lake Limerick Country Club, Inc., that the DECLARATION OF RESTRICTIONS (LAKE LIMERICK DIVISION NO. 2), Article VI, Section b. is hereby waived to allow Mason County Fire Protection District No. 5 to construct a building for the purpose of providing fire protection to the residents of Lake Limerick.

PASSED at a regular meeting of the Board of Trustees of Lake Limerick Country Club, Inc., this 20th day of November, 1976.

Anthony Paradise

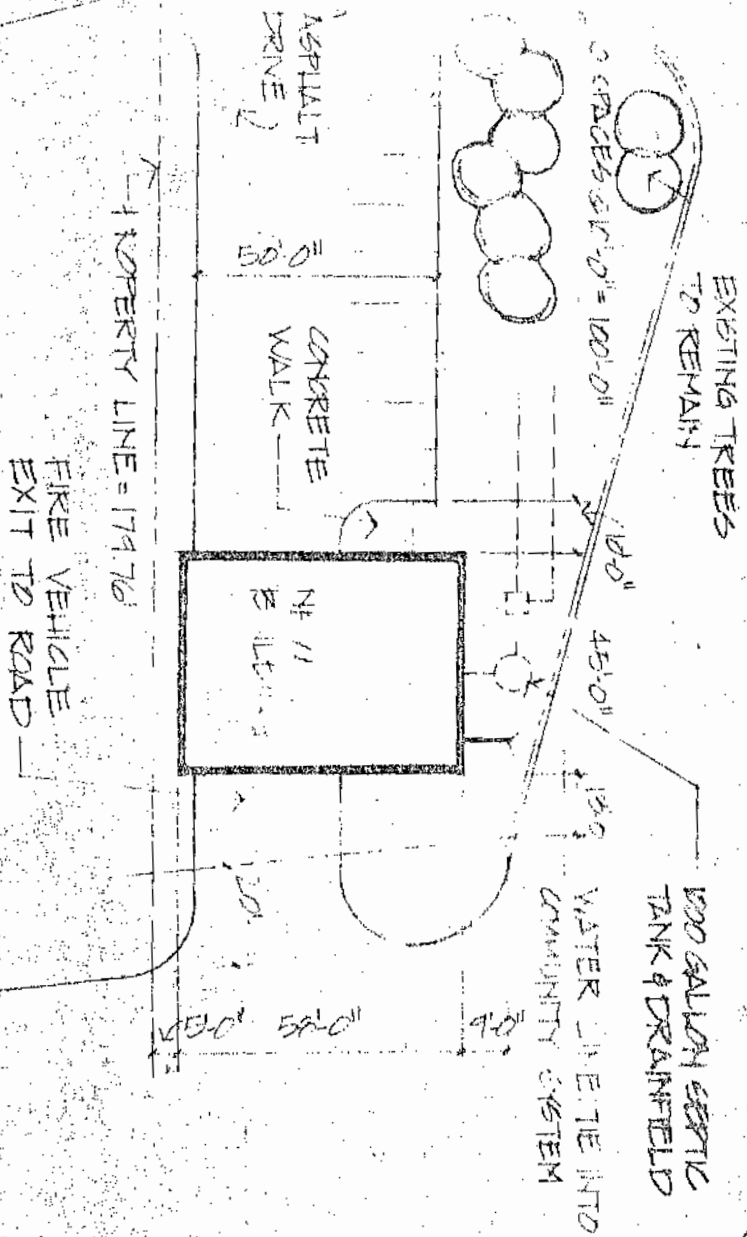
ANTHONY PARADISE, President

Attest:

Rena E. Bray Ex. Sec.

RENA E. BRAY, Secretary

Road to TRALEE



SITE PLAN
SCALE: 1" = 30'



DIRECTION OF PREVAILING WINDS

Document of this file

BOARD OF TRUSTEES
Minutes of Meeting
November 20, 1976

Lake Limerick Country Club

90 ST. ANDREWS DRIVE

SHELTON, WASHINGTON 98584

Meeting was called to order at 1:10 P.M. by President Paradise. All members present except Trustees Berglund, Caesar and Nault. The following correspondence was read:

1. Letter from John Raymond re: New Year's Eve Contract. Board recommended that it be turned over to Entertainment Committee and Club Office to be resolved.
2. Memo from President Paradise regarding the appointment of eight couples to the 1977 Nominating Committee; to interview candidates for the Board of Trustees and set up voting procedures at the April 1977 General Membership Meeting. Refer to attached.
3. Request for variances regarding proposed new Fire Hall. Refer to Architectural Committee Report.

Committee Reports:

Architectural: Chmn. Jacobs reported on the following:

1. Fire Hall variances requested as per attached plot plan and submitted a resolution as drawn up by John Ragan, Attorney at Law, which concurs with telephone poll of Trustees. (Copy attached to Office File)
Motion by Tr. Bradon; To approve and sign said resolution. Motion and carried unanimously.
Motion by Tr. Redman; That the construction and necessary variances for the Fire Hall as recommended by the Architectural Committee and as indicated in the Plot Plan be approved. Motion seconded and carried unanimously.

Mrs. Knight, wife of Fire Commissioner Richard Knight, District No. 5 - reported on and submitted additional architectural drawings to the Board regarding the proposed new Fire Hall. Pending a Federal grant, the construction figures range from \$17,000.00 to \$166,000.00 and all landscaping will be maintained by the Fire District.

2. N.D. Kable: Lot 136, Div. 2 - Residence of 767 square feet plus storage shed - Approved.
3. B.G. Bray: Lot 24, Div. 1 - Residence w/daylight basement of 1220 square feet on each level and w/detached carport - Approved.

Budget/Finance: Chmn Mackin submitted a budget recap for review and recommended that the Club's fiscal year should be September through September to coincide with the Country Club dues structure.

Motion by Tr. Bradon; That necessary steps be taken to change all fiscal requirements to correspond to the Budget year end August 31st. Motion seconded and carried.

Our financial situation is reported to be on target and providing all expenditures remain within the projected budget and membership dues still keep coming in, we should be in good condition. Office Mgr. Lu Hayes reported as follows:

1. Total dues received since the Sept '76 billing = \$64,091.80.
2. Accounts receivable \$36,836.51. Leins will be filed on past due balances, old and new, following notice to members.
3. Collections of \$1,804.82 of \$8,404.04 of old dues.
4. "Time Certificates" are being purchased to obtain the best interest for a reserve account. Savings a/c to date \$5,000.00.

LAKE LIMERICK WATER COMMITTEE

MINUTES

as recorded

September 11, 1976

Present: Acting Chairman Soehnlein, members Pyle, Paradise, O'Brien, Hayes, Nelson
Absent: Jacobs, Gronseth

Also present: Rena Bray, Carol Walter

Minutes of the August meeting were approved as read.

Soehnlein reported that the Harbor Pump and Drilling Company of Gig Harbor has been awarded the bid on two storage tanks. They are to have the work completed in seven weeks. Amount of bid was \$9075.80.

A water usage graph prepared by Soehnlein was reviewed. Water flow over the July 4th weekend averaged 100,000 gallons per day, all coming from well #3. Another period showed that well #2 took over and supported the entire development for a time. When this occurs the water table drops, resulting in air in the water.

Herb Nelson reported that the telephone lines have been undergrounded from each pump to the roadways. Some overhead work remains to be done. A 3/4" sensing line is in place to the control center in the maintenance building. Two of the four site glasses have been received and installed. Nelson reviewed a list of construction and maintenance items that are needed on the Water System (attached).

Copies of the new Safe Drinking Water Act were distributed to the committee for review, to follow with discussion at the next meeting. The EPA act becomes effective in June, 1977.

Soehnlein reviewed the financial report for the month of August.

There being no further business, the meeting was adjourned at 12:55 p.m.

Respectfully submitted,

Lurene Hayes
Water System Secretary

*Accepted as written
Sept 18.*

MINUTES
as recorded

LAKE LIMERICK WATER COMMITTEE

May 8, 1976

Presents: Chairman Jacobs, members Soehnlein, Paradise, O'Brien, Pyle and Hayes

Also present: Trustee Dradon

Minutes of the April 10th and April 24th meetings were approved as read.

Chairman Jacobs welcomed Boots Pyle as a new member of the committee and congratulated Al Gronseth on his re-election. He then called for nominations for Committee officers for the coming year.

On the motion of Joe Anne Paradise, Bob Jacobs was nominated as Chairman.

On the motion of Bob Jacobs, Jerry Soehnlein was nominated as Treasurer.

On the motion of Bob O'Brien, Joe Anne Paradise was nominated as Secretary.

On the motion of Boots Pyle, the nominations were closed. A unanimous ballot was cast for the nominees.

Chairman Jacobs presented a draft of Committee Bylaws for review. Following discussion and agreement on minor revisions the Committee unanimously adopted the document, which will be submitted to the Board of Trustees for approval.

Treasurer Soehnlein reviewed the April financial report, which is attached as part of these minutes.

Concrete vs. wooden boxes for water connections was discussed. Concrete boxes, 16" x 20" x 8" are available for \$1.71 each. These would be adequate for a single connection and have an indefinite life span, while wooden boxes have a life expectancy of only six years. The Committee agreed to convert to use of concrete boxes joined by 6" rigid plastic pipe for the valve chamber. Use of these boxes will allow individual hook-ups at the lot, instead of the dual hook-up, which in the past have proven difficult to regulate.

It was recommended and approved by the Committee that Lu Hayes' wage be increased on merit 25¢ per hour, effective July 1. The Committee further agreed to commend Herb Nelson for his performance of work for the water system. Treasurer Soehnlein will submit a formal recommendation to the Personnel Committee.

Chairman Jacobs reported that the engineering consultant expects to have well testing procedures in operation in five weeks. It was recommended that the maintenance manager keep a daily log of well readings as well as the hours of operation of the equipment. It was noted that well #3 has not yet been repaired.

The Committee concurred with the fire department that loading valves be installed on both pumps of the golf course sprinkling system for the purpose of filling the fire truck. It was suggested that Station #4 Captain Walter be asked to request that the item be placed on the Board of Trustees' agenda for consideration in their budget.

September 11, 1976

Work list - Lake Limerick Water System

Prepared by Herb Nelson

NEW CONSTRUCTION

1. Install insulation in three pump house ceilings.
2. Install new controls in maintenance shop and pump houses.
3. Install site glasses at wells #2 and #4.
4. Build 3" pipe spool for meter.

MAINTENANCE

1. Flush all fire hydrants and check valve operation.
2. Number all hydrants.
3. Repair or replace hydrant boxes.
4. Locate and expose all main line valves.
5. Paint all main line valve covers.
6. Rebuild all insulation boxes around outside pipes at pump houses.
7. Install 4" X 4" posts at all locations where main lines go through private property.
8. Disconnect (seal) approximately 80 hook-ups at request of owners.
9. Paint water storage tanks.
10. Repair main line leak, Div. 3, lot 138.
11. Repair roofs at #1, 3 and 4 pump houses.

May 4/76

In 1971, the voters of Fire Protection District #5 approved a \$160,000.00 one year special levy which was collected in 1972. District #5 promised the voters to do the following with the \$160,000.00:

1. Build 3 stations - one at Deer Creek, one at Agate and one on the West side of Mason Lake.
2. Put engines and equipment in all the stations.
3. Put a better engine in the Victor Station.
4. Buy a new engine for Station #1, Allyn.
5. Move the engine from Station #1 (1964 Ford) to Station #3, Mason Lake.
6. Put a better engine at Lake Limerick.

We fulfilled these promises and much more, such as:

1. We opened Station #7 (Spencer Lake) in a building made available to the District on a temporary basis.
2. We added 3 tankers to the District.
3. We bought 1 newer ambulance (which is stationed in Allyn) and added an ambulance (which is stationed at Deer Creek).
4. During this time the District developed a 24 hour dispatch center. A new base station (which was paid for by the Firefighters Association) was installed.

So you see we've done more with your money than promised.

Now Fire Protection District #5 is requesting additional Special Levy Funds. On May 4, 1976, District #5 will hold a special election at which time you will be asked to approve two one year special levies, one for Emergency Medical Equipment and one for Fire Protection Equipment and Fire Stations, to be collected in 1977.

For Emergency Medical Service, the District is requesting \$55,000.00 for 2 new ambulances with equipment to meet State and Federal Standards which will also enable us to provide a much better Emergency Medical Service. These funds will provide the District with the necessary equipment for Advanced Life Support. This proposition will cost you as a taxpayer approximately \$.65 per thousand dollars of assessed valuation.

For Fire Protection, District #5 is requesting \$195,000.00 to build 3 new stations, two of which will replace stations we are presently using which are on a temporary loan basis (Station #4 at Lake Limerick and Station #7 at Spencer Lake) to the District and one station a new location, on Harstine Island, also fire engines and equipment to upgrade fire protection throughout the District. This proposition will cost you as a taxpayer approximately \$2.35 per thousand dollars of assessed valuation.

We are requesting these funds in a one year Special Levy (rather than a Bond Issue) in order to save several thousand dollars in interest.

This is your opportunity to support District #5 in it's efforts to continue to hold it's Class 8 Rating. This Class 8 Rating is the fire protection rating of District #5 which is established by the Surveying and Rating Bureau for fire insurance premium purposes. Without this rating your fire insurance premiums would be much higher, depending on your exact location in the District. Your premiums should be 20% to 50% lower than otherwise. For exact figures, consult your insurance agent.

Should you have any further questions, feel free to appear at the Fire Commissioners Meeting at 7:30 P.M. on April 21st, or call 275-6543 or 426-3060 and leave your name and telephone number and a representative of Fire Protection District #5 will call to answer your questions.

5/22/76 Copy to - Dodge Com
- Water Com.
For Study + recommendations

To The Board Of Trustees
Lake Limerick Country Club

Dear Gentlepeople;

As you are aware, accessible water supply is critical in fire fighting. The present stand pipes are not adequate to refill a thirsty tanker or truck at a fire scene in a timely manner.

We would like to recommend that a filler valve be installed on the golf course irrigation pumps which would supply sufficient water volume.

This will minimize valuable time for refilling our trucks at a nominal cost.

Realizing the need for the planning of expenditures we respectfully request that this project be included in the August budget planning. Project cost is estimated at approximately \$300.00.

Very truly yours,



Carol Walters
Capt. Station 54

MINUTES
as recorded

LAKE LIMERICK WATER COMMITTEE

April 10, 1976

Present: Chairman Jacobs, members Soehnlein, Paradise, Walters, Hayes
Absent: Members O'Brien and Gronseth (*)

Minutes of the March 13 meeting were approved as read.

Old business:

A draft of the Water Committee bylaws was reviewed by Chairman Jacobs. Copies will be circulated to committee members for further review and study.

Status of wells:

- #1 - all work will be completed by April 13th.
- #3 - need to pull pump motor to install new bearings.
- #4 - to be checked to determine cause of control problems.

Arrangements were made to trench around each well in order to install meters. The backhoe work will be completed during the week of April 12th.

Treasurer Soehnlein reported that he will be in touch with Finance Committee Chairman Mackin next week to propose that, beginning May 1st, payments of \$100.00 per month be made to the Water System by the Club for repayment of the LLCC - LL Associates water fund.

The committee agreed to again stress to the Board of Trustees the importance of continuing the Newsletter distribution to all members, whether or not a subscription fee is paid.

Correspondence since the last meeting was reviewed.

New business:

The preliminary report of the Comprehensive Improvement Plan for the water system, received April 7 from the engineering consultant, was reviewed. Copies will be distributed to each Trustee and will be available in quantity at the general Water Committee meeting on April 24th.

The agenda for the general meeting will begin with introduction of committee members and the consultant, if able to be present, and continue with the financial report, status of work accomplished to date, and the committee's presentation. Questions and comments will then be invited from the floor. The meeting will begin at 11 a.m. and adjourn not later than 12:30 p.m.

April 1976

Attached is the preliminary report of the Lake Limerick Water System comprehensive improvement plan, detailing the scope, design and improvements recommended for the immediate future.

The proposal is a course of action which has preliminarily been determined to be the most desirable in terms of functional efficiency and cost-effectiveness. It must be stressed that the proposal is subject to revision and re-evaluation, based on input from you and additional studies as they become available. We are currently installing metering and pressure devices in order to maintain operational records, detect trouble spots and improve well operation and system balance.

Our system consists of a hydropneumatic system operating at approximately 40 psi at each tank, four wells strategically located to the north, south, east and west, approximately 20,000 feet of 6" mains, 22,000 feet of 4" mains, and miscellaneous items.

This summer we expect to have approximately 1,000 residents on week-ends who will occupy 200 houses and 200 campers and will use upwards of 100,000 gallons of water per day. Of the 1,386 lots, 54% have water connections at this time and we anticipate that about 70% will be connected by 1990, 15 years hence, or approximately 970 lots. With three persons per lot, the water demand will be as follows:

Average demand	200 GPM (291,000 gal per day)
Peak hour demand	500 GPM
Maximum daily demand	700 GPM
Fire fighting demand	500 GPM
Maximum daily plus fire flow	1200 GPM

Capacity of the existing wells is 540 GPM. In order to provide reserve capacity, two additional wells will be necessary. Although there are two hydropneumatic storage tanks with a capacity of 2,000 gallons each, storage in this form is not very effective. The usable volume of water, for example, between operating pressures of 40 psi is only 18.3% of its total capacity. Thus a total of approximately 800 gallons of water is available for actual use from the two 2,000 gallon tanks.

A service reservoir would effectively double the peak capacity of the system, assist in maintaining that capacity and aid in maintaining a constant pressure on the system.

Performance tests are being run in order to scientifically expand at optimal time. That is, we are metering withdrawal water and performing time/hour pressure studies. Remedial work is in progress to return the wells to peak efficiency. These tests and resultant studies will provide us with valuable information on which to base our ultimate recommendation.

Special care will be taken in the design to minimize harm, noise, aesthetic detriments, down time and other undesirable elements.

revised June 24 1976 N/Reed

PRELIMINARY REPORT
LAKE LIMERICK WATER SUPPLY SYSTEM
COMPREHENSIVE IMPROVEMENT PLAN

APRIL 7, 1976

SCOPE OF REPORT

The purpose of this report is to outline a plan of action for the preparation of a Comprehensive Improvement Plan for the Lake Limerick community water supply system. Before the long range projected needs of the system can be properly addressed and programmed, an immediate need for improvements and modifications of the existing source of supply facilities should be resolved. These immediate needs include physical improvements of the existing supply facilities as well as the installation of controls and monitoring devices which are needed to assure efficient operation and to measure the peak demands presently being placed upon the system.

There is no question that additional wells, storage facilities and distribution system improvements will be needed at some time in the future. There is, however, a very important question as to when these additional improvements will be needed and how the priorities will be assigned to the various types of improvement projects. The answer to these future questions will be provided if a surveillance program is instigated to monitor the present and future operation of the system. Before the monitoring program can be effective, however, the existing facilities must be operating at full efficiency and be properly controlled to assure immediate response to the peak demand placed upon the system.

DESIGN CRITERIA

The current design criteria established for urban water supply

systems with year-around occupancy have been developed from past operating experiences. These same parameters may or may not apply to the Lake Limerick system because of the recreational nature of the community and the seasonal variations in population. The water supply facilities which will be needed to provide adequate service on a hot Fourth of July weekend are not necessarily the most practical nor the most efficient for winter time operation. Consequently, before a determination can be made concerning future improvements, it will be necessary to determine the character and duration of the present peak summer time demands.

The improvements recommended in this preliminary report will provide the tools and instruments which will be needed to monitor the operation of the water supply system this summer. After the summer season is over, the operating data and information obtained can be compared with the system operation next winter. At this time it appears that the results of this comparison may indicate that the design criteria for future improvements should actually apply to two separate systems. It is possible that one system should include facilities which can be placed into service for summer time operation only. After the summer season is over, these additional supply facilities could then be taken off the line, winterized and held in reserve for the following summer. In this case, the second system would include facilities which are necessary to supply the winter time needs for the permanent residents in the community. In either case, the actual design criteria for the projected needs and long range improvements should be based upon the present operating experiences.

RECOMMENDED IMPROVEMENTS

The recommended immediate improvements include flow meters for each of the four wells, a pressure recording gauge with a seven day chart for a continuous recording of system pressures, a revised control system which utilizes leased telephone lines from a central control center to each well, a portable water

level probe for measuring the water level in the wells, miscellaneous sight glasses, pressure gauges and modification at the individual wells for monitoring pump operation and the installation of hydropneumatic pressure tanks at Well No. 2 and Well No. 4.

The estimated costs for the recommended improvements are attached to this report. These costs are based upon the assumption that the major portion of the installations will be accomplished by the present maintenance personnel and the expenses shown are primarily for the purchase of the materials and instruments which are needed.

Water Meters: The installation of water meters for recording the amount of flow from each well will make it possible to determine the total water consumption on peak days and weekends. The flow meters will also make it possible to ascertain if each individual well is working to capacity or if the pumping capacity is diminishing over a period of time because of deterioration of the well or pump. Unexplained increases in the total amount of flow from the wells may also indicate an undetected leak within the distribution system or a faulty check valve which allows the flow to reverse and go back down the well after the pump is turned off.

The statistical data compiled from the meter readings will make it possible to evaluate the present service capacity of the existing wells and to determine what source of supply facilities will be needed in the future. After a plan for future source of supply expansion has been adopted, a continuing record of the metered water consumption will determine at what point in time these additional facilities should be constructed.

Recording Pressure Gauge: The recording pressure gauge will provide a continuous record of the water system pressure on a 7 day chart. The chart will show the pump operating cycles and any unusual pressure drops which may result from peak

demand flows or the failure of one of the well pumps to respond when called upon. The chart will also show if there is excessive pump cycling during the night time which would indicate a leak in the distribution system.

The recording pressure gauge will make it possible to analyse the demands placed upon the system during peak days or weekends. The flow meters will record the total volume pumped but the pressure chart will indicate whether the demand flows are fairly uniform or if they peak during certain hours of the day. The information that will be available from the recording charts will make it possible to design the future source of supply facilities to meet the specific needs of the Lake Limerick community based upon actual operating experience. The recording gauge will be portable and if the need arises, the recorder can be connected to the distribution system at any location. In the future, if it appears that there are low pressure problems in any specific area due to limited line sizes, the recorder can be connected in that area to determine the actual conditions during peak demand flows. In this way, the future need for additional distribution system improvements will be judged upon actual operating conditions and not the results of a mathematical hydraulic analysis based upon assumptions concerning future growth and water usage in the problem area.

Well Pump Controls: Each of the four individual well pumps are presently controlled by pressure sensing on-off switches at each well site. As the pressure drops at the well site, the individual well pump at that location is called on. The individual pressure controls make it very difficult to balance the pumping time equally between the four wells. During the winter when water consumption is at the lowest, a single well pump may take the lead and the remaining pumps will remain idle. If a single well remains idle for any length of time, corrosion within the well casing or pump can develop and cause operating problems.

It is recommended that the existing pump controls be modified by installing a central control center at the maintenance shop. Telephone lines would be used to connect the control center to the outlying Wells No. 1, No. 3 and No. 4 and buried conductors would be installed to Well No. 2. The control center would distribute the pumping time evenly between the four wells and if a single pump failed to respond, the malfunction would be indicated on the pressure recording chart.

Portable Water Level Probes: A portable water level measuring device is needed to monitor the water level in each well. Measurements should be taken during periods of extended pumping to determine if the pumping water level remains stable. There is also a need to determine if there is a seasonal variation in well water levels. A continuing record of the pumping water levels for a given rate of flow will also be useful for monitoring the condition of the well in the future. If the draw down increases over a period of time for the same pumping rate, it will be an indication that the well is deteriorating.

Miscellaneous Sight Glasses, Etc.: Sight glasses are needed on the pressure tanks to visually check the water/air ratio in the tank. There is also a need for miscellaneous pressure gauges, test cocks, etc., which will facilitate the inspection of each installation for proper operation.

Hydropneumatic Pressure Tanks: Pressure tanks are needed at Well No. 2 and Well No. 4. These additional tanks will decrease the pump cycling time, will help stabilize the operating pressure within the system and will dampen the pressure surges caused when these well pumps turn on or off.

The individual pressure tanks at each well will also make it possible for each individual well to operate as an independent source of supply during emergencies. For example, if the area around Well No. 4 had to be isolated from the rest of the system

because of a broken line, the well would remain in operation if there was a pressure tank at the well site to control the well pump.

- End of Report -

LAKE LIMERICK WATER SUPPLY SYSTEM
RECOMMENDED IMMEDIATE IMPROVEMENTS

APRIL 9, 1976

I.	Install four flow meters, one at each well, including cut-in fittings, valves and meter chambers.	\$ 2,600
II.	Pressure recording gauge, fittings and pressure sensing line from distribution system to control center.	650
III.	Install central control panel for well pump controls, modify existing well pump controls for remote control. (Note: There will be a monthly phone line charge of approximately \$24.00)	1,800
IV.	Portable well water level measuring instrument.	350
V.	Install pressure tank sight glasses, pressure gauges, test cocks, etc.	300
VI.	Install two 10,000 gallon ASME code hydro-pneumatic pressure tanks (Well No. 2 and Well No. 4), air compressors, valves and fittings, pressure controls.	7,000
VII.	Professional Engineering Services: Preliminary report and supervise purchase and installation of immediate improvements.	1,800
	TOTAL	<u><u>\$14,500</u></u>

Water Committee Meeting

April 26, 1975

The Water Committee met for the first time at 11:00 a.m. Present were Bob Jacobs, Jerry Soehleis, Al Grenseth, Bob O'Brien, and Joe Anne Paradise.

Bob Jacobs was appointed Chairman; Jerry Soehleis, Treasurer, and Joe Anne Paradise, Secretary. Meetings will be on the second Saturday of each month at 12:00 p.m. (following the Architectural meeting.)

Board President Paradise attended briefly and made two requests.

1. That the water committee make arrangements to assume water system costs such as paying wages of the maintenance man. 2. That the meetings be open, and accurate minutes be kept, with copies sent to Board Members in advance of Board meetings. He advised we should recommend a sustaining budget to the Board until such time as water fee collections begin.

Manager Bennett suggested opening a separate account at Puget Sound Bank in Shelton so the club bookkeeper could then handle deposits for us. He recommended that \$500.00 be requested from the Board to cover water connection costs until water funds accumulate. We will add an additional \$100. for printing and mailing costs.

Our first order of business will be to have each member thoroughly study the report concerning water system needs. This will be necessary before establishing a fair water rate. Jerry Soehleis volunteered to have copies made so each member could have one to study before our next meeting on May 10th.

Chairman Jacobs advised he will not be able to attend the special Board meeting on May 3rd. Joe Anne Paradise will attend and report for him. The meeting adjourned at 12:00 p.m.

Respectfully submitted,
Joe Anne Paradise
Secretary

1976

LAKE LIMERICK WATER SYSTEM

This presentation is being made in order to inform you of work to be accomplished that will bring our system up to a standard which is desirable. At the end of this presentation we will hold an open discussion and solicit written opinions and suggestions from you.

The proposal is a course of action which has preliminarily been determined to be the most desirable in terms of functional efficiency and cost-effectiveness. It must be stressed that the proposal is subject to revision and re-evaluation, based on input from you and additional studies as they become available. We are currently installing metering and pressure devices so that we can maintain operational records, detect trouble spots and improve well operation and system balance.

Our system consists of a hydropneumatic system operating at approximately 40 psi at each tank, four wells strategically located to the north, south, east and west, approximately 20,000 feet of 6" mains and 22,000 feet of 4" mains, and miscellaneous items.

This summer we expect to have approximately 1,000 residents on week-ends who will occupy 200 houses and 200 campers and will use upwards of 100,000 gallons per day. Of the 1,385 lots, 54% have water connections at this time and we anticipate that approximately 70% will be connected by 1990, 15 years hence, or approximately 970 lots. With three persons per lot the water demand will be as follows:

Average demand	291,000 gal per day 200 GPM
Peak hour demand	500 GPM
Maximum daily demand	700 GPM
Fire fighting demand	500 GPM
Maximum daily plus fire flow	1200 GPM

The capacity of the existing wells is 540 GPM. In order to provide reserve capacity, two (2) additional wells will be necessary. Although there are two hydropneumatic storage tanks with a capacity of 15,000 gallons each, storage in this form is not very effective. The usable

volume of water, for example, between operating pressures of 40 psi is only 18.3% of its total capacity. Thus, a total of approximately 5,500 gallons of water is available for actual use from the two 15,000 gallon tanks.

A service reservoir would effectively double the peak capacity of the system, assist in maintaining that capacity and aid in maintaining a constant pressure on the system.

In order to scientifically expand at optimal time, we are running performance tests. That is, we are metering withdrawal water and performing time/hour pressure studies. Remedial work is in progress to return the wells to peak efficiency. These tests and resultant studies will provide us with valuable information on which we will base our ultimate recommendation.

Special care will be taken in the design to minimize harm, noise, aesthetic detriments, down time and other undesirable elements.

Attached you will find the preliminary report of the Lake Limerick Water System comprehensive improvement plan, in which is defined in more specific detail the scope, design and improvements recommended for the immediate future.

Lake Limerick Country Club

90 ST. ANDREWS DRIVE

SHELTON, WASHINGTON 98584

To Lake Limerick Country Club Members:

The attached information about the Lake Limerick water system is being sent to all Club members in order to provide everyone an up to date status of the system as well as an explanation of improvements contemplated in the near future.

A special water committee meeting was held on April 24th with several interested members attending. The financial report for the year ending April 20th was read and discussed. The consultant's preliminary report (copy attached) was distributed and reviewed, along with a discussion of work accomplished to date and that proposed for completion this summer and in the near future. An open discussion and general question and answer period was held. The minutes of that meeting as well as all other committee meetings to date are posted in the Clubhouse and the Pro Shop for convenient reference.

A great deal has been accomplished in the brief time that the organization has been in operation. As with any new organization, however, some errors have been made. We have discovered several inaccuracies in the original lot-by-lot survey taken last year which determined applicable water charges for each lot. These errors have been corrected as they have come up, but in order to be absolutely fair to everyone, we plan to re-verify the survey in the very near future.

The basis of the two rates is the availability of water at the lot line. The higher rate applies to those lots where water is available for use. An owner who has water available but does not wish to use it can qualify for the lower rate by requesting that a disconnect seal be installed. A charge of \$15.00 applies for this service. We hope to have any necessary rate adjustments reflected on the next billing July 1st.

As explained in the April statements, effective July 1 bills will be issued semi-annually. This method will result in an estimated \$900 yearly savings over the quarterly billing system. The \$3.00 discount per lot for annual advance payments will still apply, provided that the payment is made within 30 days of billing. On all future statements, accounts more than 30 days past due will be subject to a late charge of 1% of the balance, with a \$1.00 minimum monthly service charge. This procedure has been adopted in fairness to the more than 90% of the members who do meet their obligations promptly.

Additional information about the water system will be distributed as space allows in the Club newsletter and/or through individual mailings.

If you have any questions that are not answered here, or any comments, the Water Committee would be happy to hear from you. Please feel free to contact any of us directly or through the office if we can be of service.

Bob Jacobs, Chairman

Jerry Soehnlein, Treasurer

Joe Anne Paradise, Secretary

Bob O'Brien

Al Gronseth

Boots Pyle

Lu Hayes, staff

MINUTES
as recorded

LAKE LIMERICK WATER COMMITTEE

May 8, 1976

Presents: Chairman Jacobs, members Soehnlein, Paradise, O'Brien, Pyle and Hayes

Also present: Trustee Bradon

Minutes of the April 10th and April 24th meetings were approved as read.

Chairman Jacobs welcomed Boots Pyle as a new member of the committee and congratulated Al Cronseth on his re-election. He then called for nominations for Committee officers for the coming year.

On the motion of Joe Anne Paradise, Bob Jacobs was nominated as Chairman.
On the motion of Bob Jacobs, Jerry Soehnlein was nominated as Treasurer.
On the motion of Bob O'Brien, Joe Anne Paradise was nominated as Secretary.

On the motion of Boots Pyle, the nominations were closed. A unanimous ballot was cast for the nominees.

Chairman Jacobs presented a draft of Committee Bylaws for review. Following discussion and agreement on minor revisions the Committee unanimously adopted the document, which will be submitted to the Board of Trustees for approval.

Treasurer Soehnlein reviewed the April financial report, which is attached as part of these minutes.

Concrete vs. wooden boxes for water connections was discussed. Concrete boxes, 16" x 20" x 8" are available for \$1.71 each. These would be adequate for a single connection and have an indefinite life span, while wooden boxes have a life expectancy of only six years. The Committee agreed to convert to use of concrete boxes joined by 6" rigid plastic pipe for the valve chamber. Use of these boxes will allow individual hook-ups at the lot, instead of the dual hook-up, which in the past have proven difficult to regulate.

It was recommended and approved by the Committee that Lu Hayes' wage be increased on merit 25¢ per hour, effective July 1. The Committee further agreed to commend Herb Nelson for his performance of work for the water system. Treasurer Soehnlein will submit a formal recommendation to the Personnel Committee.

Chairman Jacobs reported that the engineering consultant expects to have well testing procedures in operation in five weeks. It was recommended that the maintenance manager keep a daily log of well readings as well as the hours of operation of the equipment. It was noted that well #3 has not yet been repaired.

The Committee concurred with the fire department that loading valves be installed on both pumps of the golf course sprinkling system for the purpose of filling the fire truck. It was suggested that Station #4 Captain Walter be asked to request that the item be placed on the Board of Trustees' agenda for consideration in their budget.

May 4/76

In 1971, the voters of Fire Protection District #5 approved a \$160,000.00 one year special levy which was collected in 1972. District #5 promised the voters to do the following with the \$160,000.00:

1. Build 3 stations - one at Deer Creek, one at Agate and one on the West side of Mason Lake.
2. Put engines and equipment in all the stations.
3. Put a better engine in the Victor Station.
4. Buy a new engine for Station #1, Allyn.
5. Move the engine from Station #1 (1964 Ford) to Station #3, Mason Lake.
6. Put a better engine at Lake Limerick.

We fulfilled these promises and much more, such as:

1. We opened Station #7 (Spencer Lake) in a building made available to the District on a temporary basis.
2. We added 3 tankers to the District.
3. We bought 1 newer ambulance (which is stationed in Allyn) and added an ambulance (which is stationed at Deer Creek).
4. During this time the District developed a 24 hour dispatch center. A new base station (which was paid for by the Firefighters Association) was installed.

So you see we've done more with your money than promised.

* * * * *

Now Fire Protection District #5 is requesting additional Special Levy Funds. On May 4, 1976, District #5 will hold a special election at which time you will be asked to approve two one year special levies, one for Emergency Medical Equipment and one for Fire Protection Equipment and Fire Stations, to be collected in 1977.

For Emergency Medical Service, the District is requesting \$55,000.00 for 2 new ambulances with equipment to meet State and Federal Standards which will also enable us to provide a much better Emergency Medical Service. These funds will provide the District with the necessary equipment for Advanced Life Support. This proposition will cost you as a taxpayer approximately \$.65 per thousand dollars of assessed valuation.

For Fire Protection, District #5 is requesting \$195,000.00 to build 3 new stations, two of which will replace stations we are presently using which are on a temporary loan basis (Station #4 at Lake Limerick and Station #7 at Spencer Lake) to the District and one station at a new location, on Harstine Island, also fire engines and equipment to upgrade fire protection throughout the District. This proposition will cost you as a taxpayer approximately \$2.35 per thousand dollars of assessed valuation.

We are requesting these funds in a one year Special Levy (rather than a Bond Issue) in order to save several thousand dollars in interest.

This is your opportunity to support District #5 in it's efforts to continue to hold it's Class 3 Rating. This Class 3 Rating is the fire protection rating of District #5 which is established by the Surveying and Rating Bureau for fire insurance premium purposes. Without this rating your fire insurance premiums would be much higher, depending on your exact location in the District. Your premiums should be 20% to 50% lower than otherwise. For exact figures, consult your insurance agent.

Should you have any further questions feel free to appear at the Fire Commissioners Meeting at 7:30 P.M. on April 21st, or call 275-6543 or 426-3060 and leave your name and telephone number and a representative of Fire Protection District #5 will call to answer your questions.

MINUTES
as recorded

By-Laws attached

LAKE LINERICK WATER COMMITTEE
GENERAL MEETING

April 24, 1976

Present: Chairman Jacobs, members Soehnlein, Walter, Gronseth, Paradise,
O'Brien, Hayes

Also present: John Robischon, consulting engineer

The meeting was convened at 11:00 a.m. by Chairman Jacobs. Sixteen Club members were in attendance.

Treasurer Soehnlein reviewed the year-ending April 20th financial report and the projected income/expense report through December 31, 1976.

The committee's presentation and consultant's preliminary report were reviewed by Chairman Jacobs and Treasurer Soehnlein. Copies were provided to all present.

Questions and comments from the audience were as follows:

Q. How much water line has to be replaced?

A. Would be premature to estimate at this time, prior to results of the new monitoring system. An explanation was given of how the control system will work.

Q. Would people be willing to tolerate lower water pressure rather than paying the charge?

A. The goal is to establish a system that can be built on as population increase demands. The engineering survey will show exact needs, which may possibly be less than anticipated. Fire fighting capabilities were also discussed.

Q. What is planned for a stand-by generator to maintain pressure during power outages?

A. The item is on a medium priority list at this time.

Q. Why wasn't the establishment of the water rates put to a vote of the membership?

A. The By-law provision was explained, along with the information that four years of study had gone into formation of the present water system.

Q. Fairness of members using summer trailers paying the same rate as permanent residents was questioned, and an intermediate rate was suggested. It was felt by one member that those paying \$15.00 per year are subsidizing permanent residents.

Lake Limerick Water Committee
Minutes - April 24, 1976 -2-

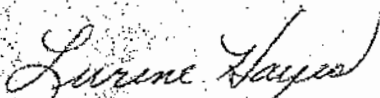
A. Alternatives such as meters and multiple rates were discussed. It was explained that actual water cost is minimal, in that the water is "free", with no treatments, clarification or operation costs involved with its use. Direct user cost would include electricity (approximately \$50.00 per month) and a small repair and maintenance cost. The present rates are based on system improvement, categorized by a "no-use" and a user charge. The higher charge includes the "no use" charge plus a fee for the availability of water at the lot. If, in the future, water cost becomes a factor a pro-rated user fee will be considered. The feasibility of a third rate for part-time users will be discussed at the next Water Committee meeting.

The relative merits of stainless steel vs. steel storage tanks were discussed.

The financial report and projections were again reviewed for those members not in attendance at the beginning of the meeting.

There being no further business, the meeting was adjourned at 12:20 p.m.

Respectfully submitted,



Lurene Hayes
Water System Secretary

Read
5/22/76
meeting
copy to Social Com
5/27/76

May 21, 1976

To: Board of Trustees; Lake Limerick Country Club.
From: Carol Walter; Fire Captain, Dist 5, Station 54.
Subject: Suggestion; that We display our Fire Fighting Equipment on
Lake Limerick Days.

I suggest that We display our Fire Truck, Tanker and First Aid
equipment in the Fire lane at our club house when we hold the annual
Lake Limerick Days celebration.

In addition that We put up a sign and a donation box for those
who wish to contribute to our new station fund for the bathroom, coffee
pot and coffee supplies.

Respectfully submitted,

Carol Walter

Fire Captain District 5, Station 54.

8/22/76 Copy to - Budget Com
- Water Com.

For Study + recommendations

To The Board Of Trustees
Lake Limerick Country Club

Dear Gentlepeople;

As you are aware, accessible water supply is critical in fire fighting. The present stand pipes are not adequate to refill a thirsty tanker or truck at a fire scene in a timely manner.

We would like to recommend that a filler valve be installed on the golf course irrigation pumps which would supply sufficient water volume.

This will minimize valuable time for refilling our trucks at a nominal cost.

Realizing the need for the planning of expenditures we respectfully request that this project be included in the August budget planning. Project cost is estimated at approximately \$300.00.

Very truly yours,



Carol Walters
Capt. Station 54

MINUTES
as recorded

LAKE LIMERICK WATER COMMITTEE

April 10, 1976

Present: Chairman Jacobs, members Soehnlein, Paradise, Walters, Hayes
Absent: Members O'Brien and Gronseth (*)

Minutes of the March 13 meeting were approved as read.

Old business:

A draft of the Water Committee bylaws was reviewed by Chairman Jacobs. Copies will be circulated to committee members for further review and study.

Status of wells:

- #1 - all work will be completed by April 13th.
- #3 - need to pull pump motor to install new bearings.
- #4 - to be checked to determine cause of control problems.

Arrangements were made to trench around each well in order to install meters. The backhoe work will be completed during the week of April 12th.

Treasurer Soehnlein reported that he will be in touch with Finance Committee Chairman Mackin next week to propose that, beginning May 1st, payments of \$100.00 per month be made to the Water System by the Club for repayment of the LLCC - LL Associates water fund.

The committee agreed to again stress to the Board of Trustees the importance of continuing the Newsletter distribution to all members, whether or not a subscription fee is paid.

Correspondence since the last meeting was reviewed.

New business:

The preliminary report of the Comprehensive Improvement Plan for the water system, received April 7 from the engineering consultant, was reviewed. Copies will be distributed to each Trustee and will be available in quantity at the general Water Committee meeting on April 24th.

The agenda for the general meeting will begin with introduction of committee members and the consultant, if able to be present, and continue with the financial report, status of work accomplished to date, and the committee's presentation. Questions and comments will then be invited from the floor. The meeting will begin at 11 a.m. and adjourn not later than 12:30 p.m.

Lake Limerick Country Club

90 ST. ANDREWS DRIVE

SHELTON, WASHINGTON 98584

April 15, 1973

TO: MEMBERS OF THE BOARD OF TRUSTEES AND THE WATER COMMITTEE

FROM: BOB JACOBS, CHAIRMAN, WATER COMMITTEE

RE: ATTACHED REPORT

The preliminary report of the Comprehensive Improvement Plan for the Lake Limerick water system is attached for your information and files.

att

BJ:LH:lah

PROPOSAL FOR WATER COMMITTEE
LAKE LIMERICK COUNTRY CLUB, INC.

February 22, 1975

A Water Committee should be set up to establish rules and regulations pertaining to operation, maintenance and expansion of the community water system.

The Committee would consist of six (6) members, 3 to be appointed by the Board of Trustees and 3 to be elected by the general membership at the annual meeting. The initial Committee will be selected so the members term will be: 2 for 1 year, 2 for 2 years, and 2 for 3 years. Members in each classification to be made up of 1 from Board of Trustees and 1 from membership.

A special bank account would be established and kept separate from any other corporate accounts. All monies from charges or assessments pertaining to the water system shall be desposited in said account. Expenditures from said account shall be proposed by the Water Committee subject to approval of the Board of Trustees. Expenditures from said account shall only be made for matters pertaining directly to the water system.

Water Committee shall submit proposals for water charges to be levied on all lots of Lake Limerick. Actual charges shall be approved by the Board of Trustees before being put in to effect.

Water Committee shall be appointed and elected at annual membership meeting on April 19, 1975. Immediately after members are selected the Committee shall establish meeting dates and rules and regulations. All meeting dates shall be made known to membership and shall be open to all interested parties.

Lake Limerick Country Club
Water Committee

Summarized below is a comparison of different alternatives available to the Lake Limerick Country Club for the expansion and control of its water system.

Realizing that there are numerous other arguments for discussion, this summary should be considered as a preliminary report to be expanded by the water committee and the board if required.

	<u>Pro</u>	<u>Con</u>
LUD (Local Utility District)	No responsibility or administrative burden.	Loss of ownership of existing system and future assets. No rate control. No direct control of expansion. No direct control of maintenance and service Additional administrative costs (staff increase of approximately 4 people). Less efficient - added expense. Loss of tax write off.
Private Utility	More efficient No responsibility or administration burden. Experience	Loss of ownership of existing system and future assets. No rate control. No direct control of expansion. No direct control of maintenance and service. Tax write off loss Uncertainty of future owners.

	<u>Pro</u>	<u>Con</u>
Administrator	Club maintains ownership of system. Experience	Additional cost of administrator. Maintenance would be cost plus.
Club Ownership	Ownership of system Control of rates Control of expansion Control of maintenance Control of service Increase utilization of club personnel Tax write off More latitude in system operation	Responsibility of membership Lower effectiveness (layman experience) Collection of rates
Government Financing	To be handled at a future date.	

7/1/75 *DL*

BOB JACOBS
21 CLONAKILTY DR

The water committee has analyzed the water system and an engineering report which was made over two years ago. We have updated the report to provide estimated costs for 1975 through 1977.

It is our intention to update, improve and periodically test the water system in order to maintain and promote the health, comfort, safety and general welfare of all members. This can be accomplished only by providing adequate facilities to accomodate the domestic water use while providing for sufficient fire protection.

Currently the system is operating at very near capacity on week-ends when the demand is highest. By next summer we expect the system to be operating at capacity unless improvements are made.

So that the operations of the system can be improved and optimized, it is necessary that charges be initiated as authorized in the By-Laws and Declaration of Restrictions. These charges are believed to be the most equitable for all members and fits in with the timetable for retirement of Bonds, by which our improvements will have to be financed. These charges will be initiated on October 1, 1975 and are as follows:

\$ 12.00	Per quarter for lots with water connection. \$45.00 if paid annually
4.50	Per quarter for lots with no water connection. \$15.00 if paid annually
35.00	For water box and connection
15.00	Disconnect fee for lots when they are put up for sale
15.00	Reconnect fee to new lot owners.

We are confident that you are aware of the need for fire protection as well as domestic use. We as members have invested in community property and buildings close to \$500,000. The improvenents to the system will assure us of a continued water supply, regardless of outside conditions, thus minimizing the possibility of losses to community property as well as personal property.

Preventive maintenance and periodic testing have been set up in order to maximize operation time for all equipment and to keep the system operating at full capacity by minimizing down time and repair time for that equipment.

These charges are being mailed on a quarterly basis in an attempt to minimize costs and improve efficiency in the office.

The improvements which we are considering will be accomplished over a period of time and as demand justifies. These are projected as:

Two new wells

Standby Generator

Distribution system improvements

Storage Tank

At a cost of \$250,000 to \$300,000.

We hope this helps explain the reasons for the charges. If you have questions please feel free to contact Water Committee members or Board of Trustee members.

MINUTES OF CONCERNED CITIZENS OF LAKE LIMERICK

Meeting of concerned members of Lake Limerick Country Club was held on January 11, 1975 with Bud Caesar presiding as chairman, pro tem.

The meeting started at 2:40 p.m.

Present: Everett Kissler, Bill Gaffney, Leo Nault, Fern Connors, Ed Wilson, Gert Kanthack, Jan Lewis, Mary Lou Nault, Adeline Dougherty, Dick Dougherty, Bob Jacobs, and Vee Gaffney.

Everett Kissler reported that a new corporation was to be formed for a water commission. They will have their own officers and committees. This is to be done as soon as they can get an appointment with the club attorney, John Ragan. The reason being that a non-profit organization cannot have a savings account, so all of the monies go into a general fund and this does not provide the necessary controls as to how these monies are to be spent. This move was reported to have been approved at the December Board meeting. This approval was questioned by Leo Nault who had been present at that meeting. Minutes were not available to be checked.

Another suggestion presented which had been worked out by Bob Jacobs and Everett Kissler was an estimate as to what it would cost to make the necessary improvements to dress up the club. This was to assess each lot in the club \$25.00. It would require an amendment to the by-laws, and members would have to have notice ten days prior to the annual meeting. Passage would require 60% of those present at the Annual meeting. One hundred twenty five would constitute a quorum, and proxies are included in this number.

Priorities were established in this order.

1. Moving bar, replacing carpeting & redecorating.
2. Installation of dumb waiter.
3. Improvement of restroom facilities and moving office. (The present office would become a ladies lounge.) The office to be moved to the veranda overlooking the lake-which would require this being enclosed.
4. Reservicing and striping the parking lots at clubhouse and pro-shop.
5. Building a canopy over entrance for protection from the elements.

Mary Lou Nault asked about how we could collect as there are already many dues in arrears. Reply was liens would have to be filed and foreclosures, if necessary.

This assessments would be for only one year as there are too many involved on a fixed income.

Report was made by Lew Lewis that the liquor board was supposed to have approved the moving of the bar-and the plans submitted by Bargreen Inc. of Tacoma. Many felt the previous plans drawn by Bob Jacobs were preferable and would like to know what the Board's objection was to them.

The majority present voted in favor of presenting this plan for renovation to the Board of Directors on 1-18-75. The club house should be ready by Memorial weekend. The minority felt we should borrow the money and get it ready sooner. The suggestion of volunteer labor has been rejected.

May 18, 1973

Lake Limerick Associates
1157 North 130th, Suite 306
Seattle, Washington 98133

Att: Mr. Mark J. Antoncich

Re: Lake Limerick Common Facilities

Dear Mark:

Enclosed you will find a copy of the resolution that was passed by Lake Limerick Country Club at their regular meeting of August, 1972. As you recall this resolution was the result of a joint meeting held with the Associates on June 5, 1972 in Seattle.

The Country Club has now decided on a plan to revise their water system through the installation of new pipes and new wells. Lake Limerick has become obligated for fees in this development and therefore request that the Associates forward their check in the sum of \$14,000.00, pursuant to the enclosed resolution.

It is hoped we will be able to provide the lot owners at Lake Limerick with better water facilities resulting in an overall improvement of the numerous facilities they can now enjoy.

Should you have any questions, please do not hesitate to contact the undersigned or John C. Ragan, our attorney.

Sincerely,



EVERETT E. KISSLER

EEK:ck

cc: John C. Ragan

1973
Water System
Plan/Study
Cover Letter

REGULAR BOARD OF TRUSTEES MEETING

February 17, 1973

Meeting was called to order by President Everett Kissler. Trustees present were Ed Kellogg, Floyd Jones, Barbara Slagle, Al Hill, Leo Redburn, Les Kostya, E. O. Wilhelm and Frank Petoski. Also present were Consulting Engineer, Jack Whitely, Gen. Manager, Paul Sanchez, Marlene Sheldon, Ralph Bennett, and Mrs. Olie Boenick.

Minutes of January 20 regular meeting were approved as mailed without objection.

Mr. Whitely of Seattle gave the final report and discussed problems and preparation of the current and future water needs. He distributed a ten page copy of report on present water system and proposed improvements, financing alternate plans, Cost of this professional water study was \$700.00.

Mr. Kissler read a letter submitted by Mr. Al Hill. Reason of personal health was given for resigning as secretary. With regrets, the president accepted the resignation. Leo Redburn was nominated *as Secretary* and seconded to fill the vacancy left by Mr. Hill.

Floyd Jones and Glenn Robbins were chosen as a committee to select prospective board members to fill the vacancy created by Mr. ~~Hill~~ *HILL* as trustee of Board of Directors.

Al Hill reported on a meeting at the bank to obtain a loan up to \$15,000 at 9% interest for 90 days. A decision was made to obtain a loan of \$5,000 payable by November 1, 1973.

A progress report on the teen club by Trustee Kostya was given. The club desires to be self supporting and are making preparations for dances and money making events in the future. The board decided to turn over all money from the pool table and Juke box to the teen club. \$18.60 was taken in for January to issued to them by check, when desired.

Marlene Sheldon gave a report of weekly gross receipts and an estimated expence on the two weekends of business in February. An accurate percentage cannot be reported until complete inventory is taken at end of the month.

REGULAR BOARD OF TRUSTEES MEETING

March 17, 1973

Meeting opened by President Everett Kissler at 9:45 A. M. Those in attendance are as follows: Kissler, Redburn, Wilhelm, B. Slagle, Jones, John Ragan and Manager, Paul Sanchez. Also attending were Tony Paradise, Patsy Jones, Patty Gronseth, Ralph Bennett, Bob Ramesfield, Tony Ramesfield, and Mrs. Ole Bieneke.

Minutes were changed as indicated. Fifth paragraph, delete Mr. Redburn and replace Mr. Hill. Add names of Petoski and Kellogg to paragraph 4, Page 2. Minutes were then approved.

Bob Ramesfield of 23 Dartmoor Drive, Division 4 was nominated and presented by nominating committee, Floyd Jones and Barbara Slagle, seconded by Ed Kellogg to replace vacancy on Board of Directors.

Water Development was discussed. Petoski objected to standby generators and distribution and wanted this on record.

Forming of L. I. D. was discussed to cover expenses. John Ragan will check on legality end of this whether the Board or Members or legal voters are able to form an L. I. D.

Letter to be written to L. L. Association requesting \$14,000.00 that they are holding for L. L. Country Club water improvements.

Liens are to be filed on properties behind in dues and/or assessments from list furnished by Marlene.

Floyd Jones' Archectural report:

Lake Limerick sign will be placed at bottom of hill next week.

Wilhelm gave report on Railroad crossing and will check further and give later report of progress.

Financial report given by Paul Sanchez for February.

Liquor	\$1668.53	Golf	\$1176.25
Food	2047.72	Water	26.25
Beer	105.70	Beach cing.	46.15
Total		Dues	2346.16
Sales	<u>\$3821.95</u>	Total	<u>\$3594.81</u>

Accounts Payable	\$5,739.91
Accounts Receivable	19,080.47
Cash in bank	717.27

Pro Shop Remodeling expense to date: \$642.89

COMPREHENSIVE WATER STUDY

FOR

LAKE LIMERICK GOLF AND COUNTRY CLUB

FEBRUARY 17, 1973

Prepared By

WHITELEY, JACOBSEN & ASSOCIATES
Consulting Engineers
2118 Third Avenue
Seattle, Washington 98121
623-0331

I. INTRODUCTION

Lake Limerick is a recreational type development located near Shelton, Washington. The development is comprised of five divisions with planned lots totalling 1397 as listed below:

<u>Division</u>	<u>Total Lots Planned</u>
1	201
2	340
3	484
4	240
5	132
	<u>1397</u>

The development is located in rolling hills with ground elevations varying from a ~~high of 525 to a low of approximately 425~~. In the center of the development is Lake Limerick. The development also includes a golf course and club house.

There is an existing water system which serves the domestic needs of the development, however, the existing system is unable to provide adequate fire protection. At the present time only ~~40% of the lots are estimated to be connected to the water system~~. There is at present no waste water collection or disposal system, thereby necessitating the use of septic tanks.

The purpose of this report is to review the existing water system capability and recommend improvements needed in order to provide the recommended fire protection. This report first describes the existing water system. The future water demands are then

INTRODUCTION (continued)

discussed and recommended improvements are outlined along with cost estimates. Finally, a method of financing the improvements is outlined.

II. EXISTING WATER SYSTEM

A. Source of Supply

The existing water supply is derived from ground water ~~through four wells~~. The characteristics of these wells and the characteristics of the pumps are listed below.

<u>Characteristics</u>	<u>Well #1</u>	<u>Well #2</u>	<u>Well #3</u>	<u>Well #4</u>
<u>1. WELLS</u>				
Diameter of well casing (inches)	10	10	10	10
Estimated ground elevation (feet)	515	465	505	510
Depth of well (feet)	116	121	148	110
Static water level on date shown (feet)	465 3/25/66	455 6/17/67	450 6/17/67	---
<u>2. PUMPING EQUIPMENT</u>				
Capacity (gallons per minute)	400	200	90	150
Total dynamic head (feet)	196	208	209	175
Estimated maximum drawdown elevation (feet)	425	370	375	417.5
Pump horsepower	7-1/2	15	7-1/2	10
Estimated hydraulic grade line elevation based on drawdown listed above (feet)	618	595	580	592.5

EXISTING WATER SYSTEM (continued)

The quality of water except for Well #2, which is reported to have a high iron and manganese content, is considered to be satisfactory. It is believed that Well #2 is used only in emergencies such as during periods of peak demand. An examination of the well drawdown data indicates that Wells #2 and #3 have experienced a fairly large drawdown. It is understood that recuperation of this drawdown is slow, thereby indicating that the water bearing aquifer is not very productive. Pump curves on the existing well pumps are attached in the Appendix.

B. Storage Facilities

Existing storage is in the form of ~~hydropneumatic tanks~~ located at Well #1 and Well #3. The capacity of each tank is approximately ~~15,000 gallons~~. The hydropneumatic tank at Well #1 is operated between pressures of 46 psig and 34 psig.

C. Distribution System

The existing distribution system consists of water lines ranging in size from 6 inches to 2 inches. Most of the lines serving fire hydrants are 4 inches in size. Hydrants are well spaced over the entire development. A map of the existing water system, designating the location of wells, as well as the existing distribution system is shown on Figure I.

III. DESIGN CRITERIA

The design criteria most commonly employed in designing a water system are listed below:

1. Water consumption is usually estimated from figures established for per capita use. Per capita use depends on many factors such as climate, water rate, standard of living, etc. and is taken from water system records, if available. In the absence of such a record a figure of ~~100 gallons per capita per day~~ is considered reasonable ~~annual average~~ daily demand.

2. During the day, as well as during the entire year, daily and hourly demands fluctuate considerably. The fluctuations are large in a small system. In a system of the size under consideration, ~~maximum daily flow and peak hour flow~~ are assumed at 225% and 150% respectively of the annual average demand.

3. Fire demands vary according to the type of area under consideration. If the area is a high value district, fire flows are higher than those required for residential areas. For the Lake Limerick development a ~~fire flow~~ ~~of 100 gpm~~ ~~is considered reasonable.~~

This flow must be available at all times, including periods of maximum daily demand.

4. The water supply system is designed to meet maximum daily demand with fire flow and peak hour flow met from storage.

WATER REQUIREMENTS (continued)

Annual Average Demand -	210,000 gallons per day - 145 gallons per minute
Maximum Daily Demand - @ 225% of annual average	325 gallons per minute + 500 = 825
Peak Hour Demand - @ 350% of annual average	510 gallons per minute
Maximum Daily Demand & Fire Flow -	650 gallons per minute

V. PROPOSED IMPROVEMENTS

A. ~~Ultimate~~ Development

1. Water Supply Facilities

As stated under "Design Criteria", water supply facilities are usually designed on the basis of maximum daily flow with storage to meet peak hourly variation and fire flows. Maximum daily demand for the entire development was previously estimated at 650 gallons per minute. The capacity of the existing four wells is estimated at 540 gallons per minute.

~~One additional well is needed with a capacity of 110 gallons per minute.~~

In order to provide reserve capacity, it would be necessary to ~~provide~~ ~~one additional well with a capacity of 150 gallons per minute~~ each.

Because of excessive drawdown and in order to obtain good quality water, with as little iron and manganese as possible, it will be necessary to give detailed consideration to well locations. The

PROPOSED IMPROVEMENTS (continued)

quality of water is further subject to degradation due to septic tank usage for waste disposal. No

~~water treatment except chlorination is anticipated~~
~~at present~~ but may very well be required if good quality water cannot continue to be obtained. ~~Additional~~
~~storage for additional water will also require~~
~~filling for additional water supply~~. Tentative well locations are shown on Figure I.

If no storage facilities are provided, the water system must provide enough water to meet maximum day demand plus fire flow in order to be considered reasonable from a fire protection standpoint. A total demand of 1150 gallons per minute at ultimate development was estimated previously for this purpose, requiring additional facilities capable of supplying 610 gallons per minute.

~~total of five new wells will be required including~~
~~one standby well if the storage were to be eliminated~~

2. Storage Facilities

Although there are two hydropneumatic storage tanks with a capacity of 15,000 gallons each, storage in this form is not very effective. The usable volume of water, for example, between operating pressures of 40 psi and 30 psi is only 18.3% of its total capacity. Thus a total of approximately 5500 gallons of water is available for actual use from the two 15,000 gallon tanks.

PROPOSED IMPROVEMENTS (continued)

Assuming the supply works are designed to meet maximum day demand, storage will be required to meet fire demands as well as peak hourly variations.

Required storage is estimated as follows:

(a) Storage to meet fire demand of 500 gpm for 4 hours	120,000 gallons
(b) Storage to meet peak hourly variation @ 17% of maximum day demand	160,000 gallons
(c) Emergency storage	<u>20,000 gallons</u>
Total Storage	300,000 gallons

~~These 300,000 gallon storage tanks would be needed~~
if the supply system is designed to meet maximum consumption. Storage should be located at the highest point possible. A tentative location is shown on Figure I. The ground surface elevation at this location is approximately 525 feet. It is proposed to have this tank in the form of a standpipe with a height of 65 feet in order to provide a minimum residual pressure of 20 psi at the base of the tank. The water surface elevation would then be 590 feet. An examination of well characteristics presented earlier indicates that all pumps ~~except the pump on Hill~~ are capable of pumping water to this elevation.

3. Distribution System

No detailed hydraulic analysis of the distribution system has been made at this time. It will, however, ~~be necessary to~~
~~schedule to upgrade the distribution system to provide capabilities for fire protection.~~ ~~It will be necessary to~~ must

PROPOSED IMPROVEMENTS (continued)

~~be made regardless of whether the storage is provided or not.~~ Proposed distribution system improvements are shown on Figure I.

4. Miscellaneous Improvements

In addition to the improvements outlined above, it is necessary to provide at least two wells with an auxiliary power source. Thus for ultimate development two standby generators would be required.

B. Phase I Development

Maximum day plus fire demand was estimated to be 825 gallons per minute. Should the storage be omitted for economic reasons under Phase I, additional well capacity must be provided to supply 285 gallons per minute. ~~That~~
~~two additional wells, each with a capacity of 150 gallons,~~
~~would be required under Phase I. One standby generator~~
~~would be required under Phase I. Improvements to the~~
~~distribution system would be the same as for ultimate~~
~~development.~~

~~Phase I~~ improvements would be required when development exceeds ~~700 units~~ and would include one more well with a standby generator and a 300,000 gallon storage tank.

VI. COST OF IMPROVEMENTS

The estimated cost of improvements outlined on the preceding pages of this report are shown in Tables I, II and III. These

COST OF IMPROVEMENTS (continued)

costs are based on current prices and must be escalated should the construction of improvements be delayed.

Table I presents the estimated cost of improvements needed at ultimate development ~~with a 300,000 gallon storage tank.~~

Table II presents the estimated cost of the improvements for ultimate development ~~without a storage tank.~~ It can be seen that the cost under both conditions is the same. However, the storage tank would provide better flexibility to the system.

In Table III we present the cost estimate for Phase I improvements. These improvements are estimated at ~~\$150,000 including Engineering, Legal and Technical~~

VII. FINANCING

In public water supply systems revenues derived from monthly services charge, hook-up fee and front foot assessments are generally used toward retirement of the bonds as well as for operation and maintenance costs associated with the system.

In the Lake Limerick development the existing system is paid for. The ~~operation and maintenance~~ are presently estimated at ~~\$700 per month~~. There is no monthly service charge for customers using the water system. There is a hook-up fee of \$26[?] per connection. The water system is operated and maintained through the revenues derived from yearly dues.

FINANCING (continued)

The costs of Phase I improvements was estimated previously at \$150,000. These improvements must be financed through a private loan as it does not appear that the development will qualify for an FHA low cost loan unless a ~~Local Improvement District is formed~~. Also, in many cases, the demand for FHA loans far exceeds the funds available, thereby requiring a considerable waiting period.

In Table IV we present a debt service schedule. This is based on financing the improvements through a ~~private loan estimated~~ to carry an interest rate ~~of 6-1/2%~~. Operation and maintenance costs are estimated at ~~\$8,000~~ initially and assumed to increase ~~by \$150~~ each year after the first year. ~~A monthly service charge of \$2.50 for lots with service connections and \$1.00 for lots without service connections~~ is expected to provide enough revenue to repay the bonds. As shown in Table IV, after ~~10 years~~ the bonds outstanding ~~would be \$15,000~~ while the funds in the cumulative reserve (set up for debt coverage and for renewal and replacement) ~~would amount to \$7,883~~. This money can then either be used to retire the outstanding bonds at that time or a portion may be used to finance Phase II improvements.

VIII. CONCLUSIONS AND RECOMMENDATIONS

A. Conclusions

1. Based on ultimate development of 1397 lots, annual average water demand is projected at 290 gallons

CONCLUSIONS AND RECOMMENDATIONS (continued)

per minute. Maximum daily and peak hourly demands would amount to 650 gallons per minute and 1015 gallons per minute respectively.

2. Based on a fire flow of 500 gallons per minute, water requirements on a maximum day are estimated at 1150 gallons per minute.

The Lake Limerick water system needs reinforcements in order to be capable of providing adequate fire protection.

4. Since ultimate development is expected to take about 25 to 30 years, facilities should be provided to meet the Phase I requirements (50% of ultimate development, or 700 lots). Phase I development is expected to provide adequate water and fire protection to cover the expected growth over the next 15 years.

5. Facilities under Phase I include two new wells, one standby generator and distribution system improvements.

6. A 300,000 gallon storage tank and a third well with a standby generator may be added under Phase II for ultimate development.

7. The estimated cost of proposed improvements for ultimate development would be \$200,000. Cost of Phase I improvements is estimated at \$150,000.

CONCLUSIONS AND RECOMMENDATIONS (continued)

8. Proposed facilities must be financed through a private bank loan.
9. A monthly service charge of \$^{5.00}2.50 for lots with water service and \$^{2.00}1.00 for lots without water service would be required to repay the loan.

B. Recommendation

1. Adopt the findings of this report.
- ② File for additional water rights.
3. Arrange financing for Phase I improvements.
4. Authorize Engineers to prepare detailed drawings for the proposed improvements.

TABLE I

CAPITAL COST OF TOTAL IMPROVEMENTS

WITH STORAGE

1.	Two (2) wells @ \$10,000 each	+25% ^{7% - 74} 12% - 15 6% - 76	\$ 20,000	25,000
2.	300,000 gallon storage tank	+25%	40,000	50,000 ^{alc 52M no cond}
3.	Distribution System Improvements			
	8" - 800' @ \$ 5.25	2	\$ 4,100	13,600
	17/ft - fine line C.I.	17/ft		
	6" - 22300' @ \$ 4.25		94,800	267,600
	12/ft - fine line C.I.	12/ft		
	Valves and fittings, etc.		5,100 + 25%	6,375
			<u>\$ 104,000</u>	<u>287,575</u>
4.	Emergency generators (two wells)	x 25%	<u>10,000</u>	12,500
	Estimated Construction Cost Alternate No. 1		\$ 174,000	375,075
	Contingencies at 15% including Technical Services		<u>26,000</u>	56,261
	TOTAL PROJECT COST Alternate No. 1		\$ 200,000	431,336
			+25% 250,000	
			215.6%	

Phase I
TABLE III

CAPITAL COST PHASE I IMPROVEMENTS

1.	Two (2) wells @ \$10,000 each	\$ 20,000	25,000
2.	Distribution System Improvements (See Table I)	104,000	287,575
3.	One (1) Standby Generator	<u>5,000</u>	6250
	Estimated Construction Cost	\$ 129,000	318,825
	Contingencies, Legal and Technical Services	<u>21,000</u>	47,824
	TOTAL ESTIMATED COST	\$ 150,000	366,649
		+25% 187,500	
			244,4%

TABLE II

CAPITAL COST OF TOTAL IMPROVEMENTS

WITHOUT STORAGE

1.	Five (5) wells at \$10,000 +25%	\$ 50,000	62,500
2.	Distribution System Improvements (See Table I)	104,000	287,575
3.	Emergency Generator (4 wells)	<u>20,000</u>	<u>25,000</u>
	Total Construction Cost Alternate No. 2	\$ 174,000	375,075
	Contingencies at 15% including Technical Services	<u>26,000</u>	<u>56,261</u>
	TOTAL PROJECT COST Alternate No. 2	\$ 200,000	431,336

215.6%

TABLE IV
DEBT SERVICE SCHEDULE

out ns	<u>INCOME</u>			O & M Costs	Amount Avail- able for Bond Retirement	<u>DEBT SERVICE</u>			Cumulative Reserve Fund	Bonds Out- standing
	Monthly Service Charge	Hook-Up Fee	Total			Interest	Principal	Total		
	26,484	260	26,744	8,400	18,084	9,750	4,000	13,750	4,334	146,000
	26,664	260	26,924	8,550	18,374	9,490	5,000	14,490	8,218	141,000
	26,844	260	27,104	8,700	18,404	9,165	5,000	14,165	12,457	136,000
	27,024	260	27,284	8,850	18,434	8,840	6,000	14,840	16,051	130,000
	27,204	260	27,464	9,000	18,464	8,450	6,000	14,450	20,065	124,000
	27,384	286	27,670	9,150	18,520	8,060	6,000	14,060	24,525	118,000
	27,582	286	27,868	9,300	18,568	7,670	7,000	14,670	28,323	111,000
	27,780	286	28,066	9,450	18,616	7,217	7,000	14,217	32,722	104,000
	27,978	286	28,264	9,600	18,664	6,760	8,000	14,760	36,626	96,000
	28,176	286	28,462	9,750	18,712	6,240	8,000	14,240	41,098	88,000
	28,374	286	28,660	9,900	18,760	5,720	9,000	14,720	45,138	79,000
	28,572	286	28,858	10,050	18,808	5,135	9,000	14,135	49,811	70,000
	28,770	286	29,056	10,200	18,856	4,550	10,000	14,550	55,117	60,000
	28,968	286	29,254	10,350	18,904	3,900	11,000	14,900	58,121	49,000
	29,166	286	29,452	10,500	18,952	3,185	12,000	15,185	61,883	37,000

APPENDIX

REPORT TO THE MEMBERSHIP
From the
LAKE LIMERICK WATER SYSTEM

The Water Committee would like to take this opportunity to bring you up to date on progress made on your water system since the last report to you.

SYSTEM IMPROVEMENTS - A year ago only two of the four wells were operating. At times, one well carried the load for the entire community, resulting in excess wear on the operating well and fluctuating pressures to the lots. One of the two non-operating wells had to be pulled and completely overhauled, and the motor in the other well had to be replaced. Two pressure tanks have been installed at wells #2 and #4 to help stabilize water pressure in their areas. Controls have been installed with recording pressure charts to allow well control and regulate pressure fluctuation in the water distribution system. Other changes have been made to the wells that have improved their operation and maintenance. We have developed a preventative maintenance program for each of the wells and have accumulated data to enable us to evaluate its performance and to project improvements. A standby generator is proposed in the near future to provide a secondary source of power in the event of line failure or other electrical loss.

HYDRANTS and INSURANCE RATES -

At present, Lake Limerick is designated by the Fire Insurance Rating Bureau as Class 8-A (without hydrants). We will begin this summer to install approximately 11 hydrants (see Fig. 1) which will allow one-half of the community to receive a lower insurance rating of Class 8 for their property. This will result in an estimated savings of 20% on your fire insurance premiums. The remaining community will be served by cistern-type hydrants (see Fig. 2) by the end of 1979. The first hydrant will be installed near the clubhouse and will result in an annual savings of \$2300.00 for the clubhouse and pro-shop insurance premiums. These hydrants are classed at the same rate as a 6" hydrant in the city, therefore allowing a distribution expansion for domestic water only.

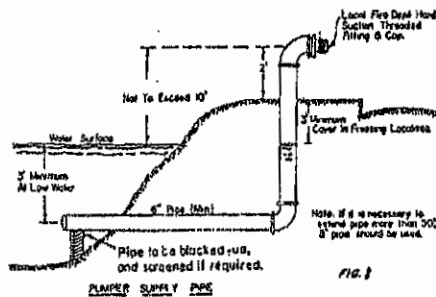


FIG. 1

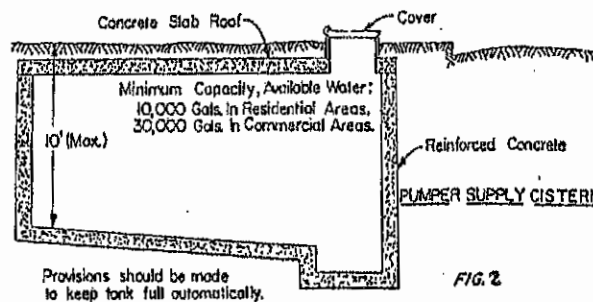


FIG. 2

OPEN HOUSE - To provide a better understanding of how your system works, there will be an open house the day of the annual meeting at well #2, next to the pro-shop, from 12 Noon to 2 p.m. and for one-half hour after the meeting.

WATER SHORTAGE - The Department of Water Resources and the U. S. Soil Conservation Service of the Department of Agriculture were contacted to determine the effect of a sustained drought in the area. It was their opinion that there would be no adverse effect on the lake for a drought of less than one year, and no adverse effect on our water supply for a drought of less than five years. This is due to the fact that the water table on this plateau is one of the most stable of the Olympic Mountain Range. The well levels are currently being checked on a regular basis to monitor any change.

(over, please)

BILLING PROCEDURES - Because of the response to the change from quarterly to semi-annual billing, we have realized a savings in excess of \$1000.00 per year in postage, time and supplies. Further savings have been achieved as a result of those members (28% of the total) who have chosen to pay annually. These savings are passed on to those members in the form of a \$1.00 discount when the annual rate is paid in advance within 30 days of billing.

AUDIT - In order to evaluate accounting procedures and to assure proper allocation of funds, an independent audit is called for periodically by the Lake Limerick Water System Bylaws. The result of this audit and any other water system information or financial records are available to any interested member on request.

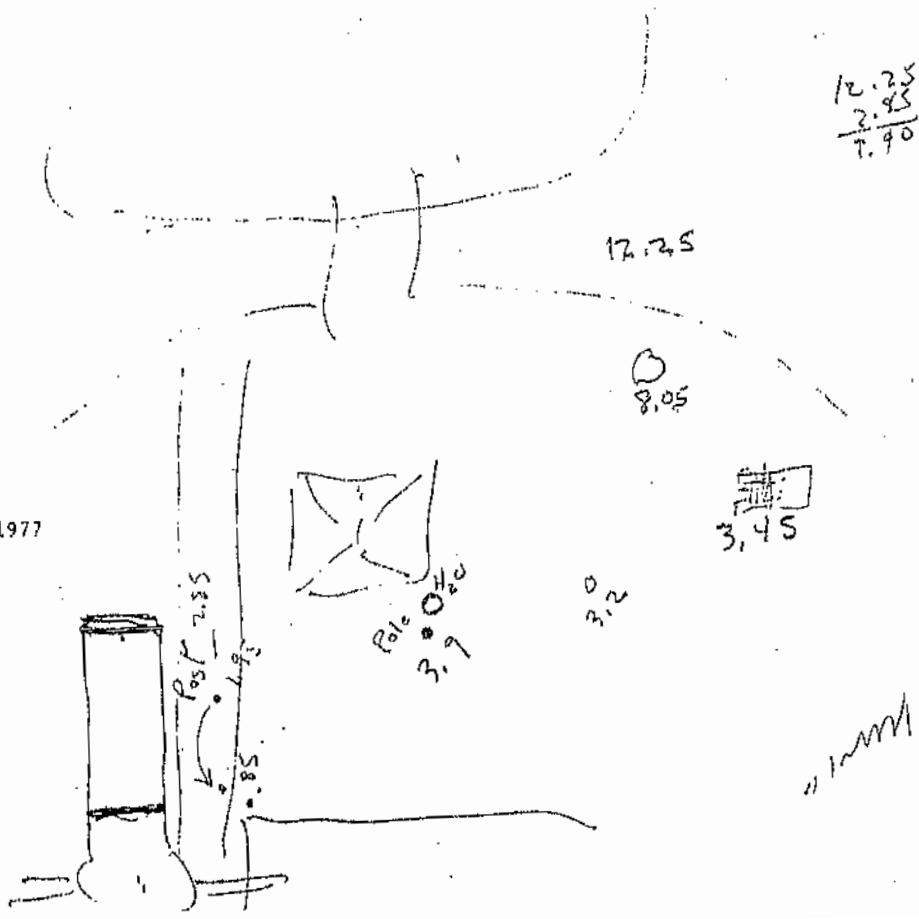
WATER SYSTEM MAINTENANCE MAN - We are presently looking for an individual to work part-time for the Water System, with skills in electrical, plumbing and maintenance crafts. Applications will be available after April 1st by contacting the Lake Limerick office.

We hope this message has been informative about the development and progress in our community. A lot of work has been accomplished these past two years to insure adequate water availability and expansion for future needs. If there are any further questions that we may not have covered, please do not hesitate to contact any of the committee members listed below, or attend any of the monthly meetings.

Bob Jacobs, Chairman
Al Gronseth
Bob O'Brien

Joe Anne Paradise, Secretary
Boots Pyle
Jarry Soehnlein, Treasurer

4-1-1977



Lake Limerick Country Club

90 ST. ANDREWS DRIVE

SHELTON, WASHINGTON 98584

REGULAR BOARD OF TRUSTEES MEETING

January 20, 1973

President Kissler opened the meeting at 9:35 A.M. Trustees present were Kellogg, Jones, Schreck, Slagle, Kostya, Wilhelm, Marquardt and Hill. Also present were General Manager Paul Sanchez, Fire Capt. Glenn Robbins, Consulting Engineer Jack H. Whiteley of Seattle, Tony Paradise, Marlene Sheldon, A.A. Kneeland, Earl Mackin and Mrs. Olie Bienick.

Minutes of the December 16 Regular Meeting were approved as mailed without objection.

A.A. Kneeland, representing Kneeland Enterprises Inc, which formerly provided Golf Pro and Pro Shop services under a June 1, 1972 contract, appeared briefly requesting \$1,000 settlement for 58 days accumulated time off claimed by him. He asserted he took off only on four foul weather days. The contract containing a 60-day clause, was terminated in writing October 25. He threatened to go before the Labor Board if a satisfactory settlement could not be reached. Without objection to a motion by Kellogg, seconded by Marquardt, it was agreed to refer the matter to Attorney Ragan for advice.

Consulting Engineer Jack H. Whiteley of Seattle informally presented a preliminary report for improving the community's water system for domestic and fire protection purposes. Looking ahead 15 to 20 years he proposed two alternate proposals, both totaling approximately \$200,000 for adequate service to all 1397 lots: (1) Considerable improvement in the distribution system, two additional wells and a 300,000-gallon standpipe near the knoll of #4 green, or (2) Improvement of the distribution system, five more wells without additional reserve storage. Standby generators--two under Plan 1 and 4 under Plan 2. Instead of digging up many feet of four-inch mains in Divisions 1 and 3, parallel lines of four and/or 6-inch line should be installed to give adequate pressure during peak demands (including fires), and many dead-end 4-inch lines in side streets should be "looped" to adjacent streets to increase gpm flow from hydrants. Under a 20-year financing plan, \$200,000 at 6½ per cent would require yearly payments of approximately \$18,152 from per-lot utility fees.

Whiteley agreed after discussion to prepare a formal report and recommendations to accomplish our needs in two phases--one for immediate action and the balance a number of years hence. Phase One at approximately \$120,000 would improve the distribution system and include one of two extra wells and one or two standby generators. The balance of the program would constitute Phase Two. Monthly fees, perhaps on a graduated basis for permanent dwellings, other lots with hookups and remaining lots with no hookups would cover contract costs and maintenance.

A motion by Jones, seconded by Kellogg, with one dissenting vote, authorized General Manager Sanchez to contract for an 8 ft. X 12 ft. double-backed sign on the east side of Highway 3 at the foot of Batstone Hill to direct traffic north and south to the OPEN TO THE PUBLIC...LIMERICK INN, provided funds are available to pay for it and provided a satisfactory lease can be obtained from the owner of the property.

Lake Limerick Country Club

90 ST. ANDREWS DRIVE

SHELTON, WASHINGTON 98584

Regular Board of Trustees Meeting

July 15, 1972

The meeting convened at 9:30 A.M., attended by President Kissler and Trustees Schreck, Hill, Kellogg, Marquardt, Paradise, Redburn and Wilhelm. Trustee Petoski could attend only briefly. Also present were Attorney Ragan, Manager Bob Kem, Fire Capt. Glenn Robbins, Mrs. Barbara Slagle and Mrs. Olie Bieniek.

Approved as mailed were Minutes of the June 5 special Executive Committee, the June 10 Special Board and the June 17 Regular Board meetings.

Mrs. Slagle, a director for a large restaurant-motel-hotel chain and comptroller for its Olympia subsidiary, compared by percentages such items as Limerick labor, food and beverage costs and income, indicating the Club should make attempts to come closer to industry averages.

President Kissler named Paradise the new chairman of the special committee to devise an organizational chart and job descriptions for Club employees, replacing retiring Trustee Joslin. Others will be Schreck and Redburn by reappointment and Trustee Kellogg and Mrs. Slagle, after volunteering.

Tabled was a discussion on proposals for changes in Golf Course green fee collection procedures, with possible food and beverage availability for golfers.

Robbins reported the 1954 GMC pumper truck purchased by District 5 for Limerick Fire Station will be in service here within two weeks. He added the L-L Corral plat is for sale for approximately \$22,000, a matter of possible interest to the Fire District and the Club. Kellogg volunteered to approach Ken Engel, the owner, re a firm proposal.

Treasurer Schreck presented, for the first time since owner-members in July, 1969, were given 100% control, a detailed Statement of Income for the year ended February 29, 1972. It also represented the Club's first attempt (through Schreck's donation of many hours of professional time) at implementing true cost control procedures. Two accounts--(1) Restaurant and Bar and (2) Golf Course showed losses, namely (1) \$13,120.54 and (2) \$7,991.01 before depreciation although the total for all accounts was "in the black" at \$19,746.84 before depreciation and \$766.26 after depreciation. Schreck said he had to make some arbitrary assumptions in some cases in the absence of available details.

Manager Kem's July 15 Report showed remaining accounts due of \$3,829.05 not including real estate taxes and July-end quarterly unemployment compensation and SS taxes.

A motion by Paradise, seconded by Marquardt without objection raised the public green fees 25 cents in each category weekdays and 50 cents Saturdays, Sundays and legal holidays effective August 1. Effective immediately are four added family rate choices for members to run successively from the date of purchase at \$20 for one month, \$40 for two months, \$50 for three months and \$60 for four months including weekends and holidays on a motion by Kellog, seconded by Redburn without objection. Previously-established unlimited and limited member and public March 1 thru February 28 or 29 annual green fee card prices remain unchanged.

Kem reported he and Treasurer Schreck are investigating the possibility of qualifying for tax deductions under the State's Open Space law. On the Manager's recommendation the Secretary was authorized to accept for the Club a proposed contract with Tee Off Time, Inc., of P.O. Box 215, North Portland, Oregon 97043, for the promotion at no promotional cost to the Club of a "two for one" public green fee serving California, Oregon, Washington, Idaho, Hawaii and Nevada.

President Kissler, with Board approval, authorized Kem to purchase a surplus safe, possibly also a legal-size metal file cabinet or two if the price seems right, from a Port of Tacoma ship-dismantling company. Kem also was requested to visit the County Engineer "Cash" Bridger to obtain at County expense a sign at the intersection of State Highway 3 and "Batstone Hill" directing north and southbound traffic to Limerick and other lakes here. Hill volunteered to accompany the Manager on any such visit(s). Kem also was given authority to run a series of ads on Limerick Inn and the golf course in the Huckelberry Herald supplement in the Shelton-Mason County Journal.

A motion by Paradise, seconded by Schreck set the 1972-73 maintenance fee at \$38 plus \$12 dues. It was adopted without objection. Kem was advised to have the Annual Statements dated September 1 in the mail by August 15.

A motion by Paradise, seconded by Wilhelm without objection granted the Executive Secretary an annual family green fee card plus \$100 in "trade-out" Club services at his discretion.

Kissler reported Mr. Engel of Lake Limerick Associates approached him and one other Board member separately on the day of the Annual Membership Meeting on a choice of having the developers install a 10,000 gal. tank, improving No. 4 well pump controls as designed and filed with the State Board of Health or--if the Board elects to go a more "elaborate" route to settle the matter for \$14,000.) The Secretary was directed to write Mark Antoncich, Associates' president, requesting that the proposal be put in writing as agreed at the June 5 special meeting.

Kissler, after calling for volunteers, appointed these standing committees, each with the authority to add members-at-large:

Water & Sanitation: Petoski, Latimer, Kellogg.

Golf: Paradise (liaison), Earl J. Mackin, George E. Olson

Social: Redburn, Wilhelm.

Architectural: Jones, Marquhardt, Redburn.

Community Protection: Schreck, Paradise, Hill.

By-Law Revision (Parliamentarian): Wilhelm.

The standard corporate resolution of authority reappointing the Shelton Branch, Puget Sound National Bank the "bank of and depository for" the Club was passed granting to any one signatory among the President, Executive Secretary, Treasurer and Manager the right to sign checks or otherwise to obligate the Club within the law and the Club's Constitution and By-Laws.

After considerable discussion, a single motion by Redburn, seconded by Schreck without dissent authorized the Manager to (1) obtain permits as necessary for lowering Lake Limerick, (2) contract at dates agreeable with the State to have the weeds cut and harvested, (3) order installation of the recommended Co-2 kitchen fire extinguisher system, (4) have a cistern installed and connected to the lake (while the level is low) for emergency Fire District water supply, and (4) purchase for installation by volunteers a "silent" Clubhouse alarm system within the next two months. A special edition of Lake Limerick News will alert owner-members soonest when lake-lowering dates are firm so they can organize beach work parties.

Schreck said he is investigating the Club's insurance in hopes he may be able to obtain more coverage and/or broader coverage for less ~~money~~ money.

Adjournment was at 3:37 P.M. until Saturday, August 19, at 9:30 A.M.

Albert Hill
George "Al" Hill
Executive Secretary

Lake Limerick Country Club

90 ST. ANDREWS DRIVE

SHELTON, WASHINGTON 98584

Special Meeting of Executive Committee

June 5, 1972


The meeting was held in the Washington Building in Seattle and convened at 8:25 P.M. Present were President Kissler, Vice-President Paradise, Secretary Schreck and Trustee Petoski, Club Attorney John Ragan and his secretary, Clara Kincade. Lake Limerick Associates were represented by Mark Antoncich, Allen Osberg and Ken Engel.

The purpose of the meeting was to discuss the water systems as installed by Associates and to settle the question whether the developers had completed everything they represented to do. Allen Osberg, speaking for the group stated that they were under the impression all requirements on their part had been met at the time the system was turned over to the Country Club; however, he further stated that should it be concluded that the Associates still had an obligation in this regard, they are fully prepared to meet it.

Discussion followed at some length on various matters incident to the water system and present and future requirements.

The Associates will check their files to determine if there is a liability on their part and advise in a week.

The meeting adjourned at 9:40 P.M.


Norman F. Schreck
Executive Secretary

July 17, 1972

Mr. Mark J. Antonovich, President
Lako Limerick Associates
Suite 306, 1157 No. 130th
Seattle, Wash. 98133

Dear Mark:

While Ken Engel was here for the Annual Membership Meeting July 8, he informed Everett Kissler and one other Trustee orally that the Associates, using contractors of their choice, would be willing to install the 10,000-gallon reserve tank and make the necessary improvements at Well #4 without charge to the Club; or, if our Trustees wanted to consider more elaborate improvements, would be willing to settle the matter of the unfinished domestic water system for \$14,000.

The Board was informed of these conversations at its regular meeting July 15. Meaning no disrespect at all for Ken, who is on a first name acquaintance basis with all members, the Board felt it could not act in a businesslike basis without having received the proposal in writing. As you can possibly recall from personal experiences in business or even with friends and neighbors, two, three or more witnesses to conversations frequently disagree, pro or con, or in some degree on what actually was said.

At your earliest convenience will you please direct a letter to us, as was agreed at the special meeting in Seattle on June 5 of this year, advising us of your proposal and/or alternate proposal.

Cordially,

George "Al" Hill

George "Al" Hill
Executive Secretary

cc: John Ragan ✓
Frank Petoski ✓

MARCH 18, 1972

Vice President Paradise updated the Board on the status of the pending lawsuit between the members in Division 3 in which the Country Club is involved. The matter is set for trial on April 19-20.

The time for filing liens, against those properties on which dues have not been paid, will begin on March 20. It was the conclusion that Attorney Ragan should begin such action as soon as practicable.

Ken Frank asked for an easement, in Division 4 on Club owned property, to build a road, which he will maintain, to gain access to his adjoining property. For this easement, Mr. Frank would drain a mudhole near Fairway No. 2. Mr. Frank will be invited to a Board meeting to further discuss this matter and enter into negotiations.

Assistant Secretary Hill advised that the next issue of the Limerick News is scheduled for around April 10 and asked each committee chairman to file his information by Easter.

President Kissler called for committee reports.

Vice President Paradise advised that consideration must be given soon to appointing a nominating committee for presenting names to replace Board members whose terms will expire this year.

Fire Captain Robbins advised that Mr. & Mrs. Bieniek had donated a portion of Lots 80 and 81, Division 2 to the fire district for a future fire station site. The property is located across the street from the main entrance sign. As a result of this generous gift, all residents of the community will be within a two mile radius of the firehouse, thereby effecting a lower fire insurance rate for all. The transaction, however, has not as yet been consummated. It was adopted that the Board of Trustees do everything in their power to implement the offer that the Bienieks have made to insure that the transfer goes through. After such formal transfer the Secretary is instructed to write a letter of appreciation to the Bienieks.

The meeting adjourned at 1:15 P.M.

Norman F. Schreck

Norman F. Schreck
Executive Secretary

NFS:cls

Lake Limerick Country Club

90 ST. ANDREWS DRIVE

SHELTON, WASHINGTON 98584

Regular Board of Trustees Meeting

February 19, 1972

The meeting convened at 9:30 AM. Present were President Kissler, Vice President Paradise, Secretary Schreck, Trustees Brown, Clevenger and Latimer. Also present for part of the meeting were Club attorney John Ragan, Manager Kem and Fire Captain Robbins.

Minutes of the regular Board meeting held January 15, 1972 were approved as mailed.

Manager Kem presented summary financial information to date. He advised that amounts due the Club for dues and maintenance assessments for the current and prior years exceeds \$19,000. He reported he was pleased with the banquets that have been booked for the spring.

The report of the boating committee meeting held the previous Sunday was discussed and further elaborated on by Glenn Robbins. The board tabled adoption and approval of resolutions contained in those minutes until the next meeting.

Attorney Ragan reported that 174 liens had been satisfied out of 238 that were filed. He discussed the pending litigation in which the Club is involved between two members in Division 3, which case is coming to trial in mid-April. Other matters were discussed among which was the situation where several "cabins" in the area purport to meet Club specifications, but in fact, do not. It was the conclusion that John Ragan would investigate the law in regard to filing notices and would place information on file with the appropriate County officers so that prospective purchasers would know of this non compliance.

The President advised that the Fire Commissioners of District V have selected the site near No. 2 Tee on the golf course for their future fire house providing the gas line easement does not interfere with construction.

Long-range matters, including the need someday to install a sewage system were briefly discussed. Information furnished Trustee Latimer by an engineering firm was read regarding costs and related matters. It was decided to invite Jim Connelly of the Mason County Planning Commission to the next board meeting.

Lake Limerick Country Club

90 ST. ANDREWS DRIVE

SHELTON, WASHINGTON 98584

Regular Board of Trustees Meeting

November 20, 1971

The meeting convened at 9:35 A.M. Present were President Kissler, Vice President Paradise, Executive Secretary-Treasurer Schreck, Trustees Brown, Clevenger, Hill, Jones, Joslin, Latimer and Redburn. Also present were Trustee Emeritus Moore, Bob Kem, Dick Knight, Al Gronseth, Mrs. Olie Bienich, Tommy Redburn and Roy Goldsmith.

The minutes of the regular Board meeting held October 16, 1971 were approved as mailed. The minutes of the special Executive Committee meeting held November 12, 1971 were ratified subject to an amendment regarding handling of certain correspondence with Lake Limerick Associates. Attorney John Ragan will provide guidance on this matter.

A special assessment of \$8.00 per lot was approved. The amount is the same as the increase in the maintenance fee billed to members during Phase I of the price freeze. Since there is some question whether that increase was proper and the time and effort necessary to support obtaining a favorable ruling would be considerable, it was concluded that the special assessment was in order.

Manager Kem furnished summary financial information and advised that certain funds had been deposited in demand savings accounts earning interest until needed for contract payments.

Fire Chief Dick Knight of District V advised that the request had passed for the special levy to purchase fire equipment and to acquire additional fire stations. Incident to that, further planning was now required. In addition, he reported on his discussion with the Washington Survey and Rating Bureau regarding their rerating of County Club facilities. Certain improvements would result in further rate reductions. Among the items are lack of adequate water supply, the non-insulated and non-heated building that houses the fire truck, age of the fire truck, and other smaller matters. Discussion followed on possible action that would permit the fire district to have title or control of the existing maintenance building so they could proceed with their plans. It was concluded that members of the Board who could, would attend the next scheduled meeting of District V Fire Commissioners at 7:30 P.M. on Wednesday, November 24, 1971 at Allyn. Chief Knight was asked for his recommendation on the water supply matter discussed in the Rating Bureau letter. Approval was given for Manager Kem to seek three bids for the installation and also the fire extinguisher system required for the hoods in the kitchen area. In addition, Club employees will attend to other matters covered in that letter. It is expected that these improvements will result in approximately \$1.00 per thousand saving in insurance premiums.

August 1971
Newsletter

asked Architectural Chairman Floyd Jones to present at the September meeting an estimate for completing the apartment and additional office space on the Clubhouse balcony as originally planned.

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A reminder: Camping trailers permitted in Divisions 1, 2 and 3 since April 15 must not be left in the community after November 5 unless a dwelling is being constructed or a septic tank is installed.

FIRE INSURANCE RATES REDUCED

Lake Limerick Fire Station 4 of Mason County Fire Protection Division 5 has been accepted by the Washington Surveying and Rating Bureau for recognition as providing 8th Class fire protection effective June 1, 1971.

As a general rule on residences this will mean a reduction in fire insurance policies as follows: Within 2 miles of the fire station about 50 per cent; within five miles but over 2 miles about 30 per cent. This may vary somewhat between insurance companies, type of policy, how old the insurance policy is, etc. On Homeowners policies, for instance, the reduction would apply only to that portion of the premium paid for fire insurance.

Members who have not already done so should contact their insurance agent to obtain the reduction.

Limerick's volunteers house their pumper truck in a portion of the Club's maintenance building and receive their calls both by individual short-wave portable radios and sirens atop the Clubhouse. Central dispatch for all fire and emergency aid calls, 24 hours a day, in the district is reached by dialing the telephone operator and asking for ZENITH 8311.

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Removal of your refuse is NOT a Club function. Take it home or to the nearest public dump at the foot of "C" Street off Highway 101 in Shelton's Mount View District. Mason County Garbage Company will remove it regularly by calling 426-8729 or 426-2250. Don't litter your lot, a neighbor's lot or the public highways!!

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Club attorney, John C. Ragan, is in the process of starting foreclosure proceedings on unsatisfied liens against delinquent owner-members. A total of 236 liens were filed in May and June under By-Law authority. The By-Laws (Article IX, Section 2) describe as delinquent any account not paid within 30 days after mailing. Unpaid accounts become a lien against the property, and proceedings for foreclosure can be started upon the expiration of four months after first mailing.

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The Goodie Shoppe snack bar, open each Saturday and Sunday this summer and on popular Fridays, has been operated by Juniors Nancy Murphy, Tom Thomas and Tom Redburn.

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BUILDING STARTS MAY SET RECORD

More than 30 owners have applied for construction permits in what may be a record-setting year for the community, the Architectural Committee reported. The Committee's approval is needed on plans and site location in addition to permits required by the Mason County Planner's Office in the Courthouse and the Thurston-Mason Health Department at Fifth & Birch in Shelton.

Lake Limerick Country Club

90 ST. ANDREWS DRIVE

SHELTON, WASHINGTON 98584

Regular Board of Trustees Meeting

August 14, 1971

The meeting convened at 9:30 A.M. Present were President Kissler, Vice President Paradise, Executive Secretary Schreck, Trustees Brown, Hill, Jones, Joslin, Latimer and Redburn. Absent were Treasurer Damen and Petoski. Others present for part of the meeting were Dick Knight, District 5 Fire Chief, Glenn Robbins, local Fire Chief, Ed Stock of the Thurston-Mason Health Department, Manager Kem and Mrs. Olie Bieniek, an owner-member.

Mr. Stock informed the Board of the role of his department regarding sewage problems. He advised that violations of state law are enforceable by his office and that if he is informed he can take corrective action. Among items this includes are sewage breakout on the surface, including dishwasher, cabins built where water is in the house and no septic tank connected and garbage dumped in unauthorized places. He also advised that, as it regards campers and trailers, showers and toilet waste cannot be disposed of other than through septic tanks. He advised that the department does not use the Prosecuting Attorney's office but rather has their own attorney on retainer. Owner-members who are aware of violations are urged to contact his office at 426-5507 or to advise Manager Kem who in turn will make the report. The question of whether Lake Limerick regulations would override state law, if more restrictive, came up and the matter will be referred to Club attorney, John Ragen for his opinion. Mr. Stock made available copies of Article VII of the Sanitary Code, "Standards For Industrial Sewage Waste Disposals Systems".

The subject of Water samples, both from the water system and the lake was discussed and it was recommended that samples from both be taken once a month. Trustee Latimer will assume responsibility for water system test. Gene Moore has been handling the lake testing.

Dick Knight discussed fire protection as it relates to Lake Limerick and suggested the rate on Club structures could possibly be reduced even more than the expected 20% due to the recent rerating if an improved pump site were available which would be a 8-10 inch pipe from the lake to a cistern to assure a continuous supply of water. This cistern could be located within 1,000 feet of the structures, with the desirable minimum being 50 feet. Other considerations incident to reduced insurance rate and the related premium were discussed. The Secretary will contact the insurance agent to request that his Company rerate the Club facilities. This involves having the

insurance carrier send a field man to inspect the facilities who will make suggestions as to ways to receive the lowest rates possible. After consideration by the Board or a committee, plans would be drawn and submitted to the Washington Rating Bureau for confirmation that the proposed changes will be recognized in their rate structure.

The primary reason for Mr. Knight's appearance was to look into the future on a station site for the fire truck. He indicated that location of the station was critical for insurance purposes as rates are determined based on distance in road miles. Classifications are 2 miles and 2-5 miles, etc. He mentioned that the existing structure under the present circumstances was not adequate, principally due to conflicts with maintenance department requirements and less so due to traffic near the club house and golf course. A map of the area was reviewed and disclosed that there are several alternate sites available.

After considerable discussion, of the various alternative sites, and ways of relieving congestion in the existing fire house general area the following motions were passed:

1. Maintain the present fire facility as the fire house and within the next five years remove the maintenance department from this building and relocate in a separate structure so the fire department will have this building in its entirety along with the required land, including the access lane.
2. A committee be selected to consider the relocation of the maintenance department to a separate building on other club property and to determine size requirement and obtain cost estimates. This move is to be accomplished within one year after which time title to fire house property will be transferred to the fire district.
3. Dick Knight advise the Fire Commissioner of District 5 that, in view of Lake Limerick Country Club Inc. giving property and a building to the fire district, they make every effort to provide updated fire equipment within the next five years.

The minutes of the meeting held July 17, 1971 were approved as mailed to all board members.

The minutes of the Executive Committee meeting held August 7, 1971 were read and the following, including minor modifications, was ratified.

1. The maintenance assessment for the year beginning September 1, 1971 be \$38.00 per lot with dues remaining at \$12.00 per member.

July 1971

Ernie Lassison - Are there any big dumpsters available that we can use. Answer.
Roswald - Dont know, but the board will look into it.

Much discussion was made over sanitation facilities, and recommendations were made to consider:

1. Sanikans
2. Patrol
3. Dumpsters,
4. County Dump
5. Mason County garbage

~~Mrs.~~ Lot 411, Div. 3 - Worried about weekenders becoming considered 2nd class citizens. Roswald - Not so. Even permanent members were weekenders at one time.

Mrs. Richard Waring, Lot 132, Div 4., Feels more people should try to make "clean up" a "do-it-yourself" project.

Wilhelm, Lot 115, Div. 3. Made a nice speech about the board of trustees members that have put in so much of their own time.

Ed. Moon: Protection: - During the last 4 years, he has purchased a fine truck and has been instrumental in getting us into the Allen Fine District. We are presently considered an 8th Class fine district. The cost of additional taxes to pay for the protection is more than offset by the reduction in fine insurance.

Al Gropseth, Lieut. of Fire Dept; Invites everyone to the Firemans ball, proceeds of which will be used to purchase equipment for which tax funds are not available.

Walt Howland: Lot 80, Div. 3, Weed Control - The chemicals put into the lake last year were felt to be effective (Aquathol - Van Waters and Rogers - \$18 for 100 lbs). Roswald - The spreader is available for use by members, under club supervision, if they will buy the chemicals.

LAKE LIMERICK COUNTRY CLUB ** MINUTES
April 18, 1971 Regular Board Meeting

Present were President Fred Roswold, Trustees Paradise, Olson, Petoski, Deleau, Joslin, Kissler, Moon and Hill, Manager Bob Ken, Maintenance Man Jack Leinback and Fire Capt. Glen Robbins.

Minutes of the March 21 Regular Meeting had been mailed to Trustees. There being no additions or corrections, they were approved as written.

A March 25, 1971 letter from Allan F. Osberg of Osberg Construction Co., one of the partners in the L-L development, said after an inspection, they would revise piping at Well No. 1, replace controls at Well No. 4 and balance the entire system. (Original attached and copies distributed.) It made no mention of the 10,000-gallon storage tank originally specified in plans filed with the State for installation at Site 4. President Roswold said he had called this to the developers' attention and they claimed to have a later letter absolving them from installing the tank. Roswold said he considered it most diplomatic to permit the work to proceed as Osberg proposed while the Club meanwhile investigates further the question of obligation with respect to the tank. Trustee Petoski was asked to check with State authorities to determine this. Secretary Hill was asked to prepare a letter for Roswold's signature thanking Osberg for his action, but explaining politely that in the Trustees' opinion the promised work does not complete the developers' obligation with respect to the water system.

President Roswold said Pacific Northwest Bell Telephone is surplusing a number of diesel-powered auxiliary electricity generating units. He has requested one as a gift or at low cost for the club under the company's community relations program. It could be used to operate one of the water system pumps during extended PUD power outages. Roswold also handed to the Secretary the well site Division 5, Lot 94 statutory warranty deed to the Club from Osberg Construction Co. and Lake Limerick Corporation. This is the lot accepted in exchange for deed of Lot 69 in the same division in December, 1970, to the developers.

Treasurer Joslin reported he had talked to Attorney Ragan the previous night about the urgency of filing liens on long-past-due membership and maintenance accounts. Ragan reported he was ready to file as soon as he had cross-checked with Pat Wells any possible changes of address. The developers have been in touch with Ragan and will pick up and pay on any lots they are about to repossess. Shelton Realtor Ken Brush temporarily is handling the developers' local sales. Hill reported receipt of a letter from Seattle Attorney George Kargianis expressing in clear and friendly knowledge of the club's use of Attorney Ragan.

Leinback asked the status of water hook^{up} charges. He said the club has the equivalent of about \$2,500 invested in potential "double hookups". Roswold requested the subject be tabled until the next meeting.

Roswold said he thought it now appropriate to file liens on September, 1970, dues and maintenance fees still unpaid. On a motion by Joslin seconded by Paradise without objection the Secretary was authorized to ask Attorney Ragan to proceed.

Manager Ken said private bookings are helping the Inn account tremendously, and he expects by May 15 to be current on all Inn materials payments. We are current on utilities and notes and contracts interest. He is hopeful of good results once lien proceedings start to pay off.

(more)

Jack Leimback, who has been working alternate weeks by direction of Manager Bob Kem to help save expenses during the slow months, said he no longer can afford to. He is willing to work full time, with the club temporarily owing him the difference. Roswold said he did not want to put the club further in debt, and he was supported by several members who said work schedules should be set by the Manager, not by the Board. Roswold said Leimback's work was known and appreciated, but he should be willing to wait a couple of weeks until the club's finances are in better shape. A misunderstanding developed during the meeting between Kem and Leimback on whether he now could work steadily or take one more week off without pay. Leimback said he could not afford to take another week without pay and announced he would remove his tools from the shop today.

Paradise said he is convinced dues will have to be raised. Roswold commented there is a "cushion" of \$8.00 for increases without further change in the By-Laws.

Commenting on the Auditor's remarks at the March meeting, Manager Kem said he feared "buck-passing". He had a good conversation with Club part-time bookkeeper Patricia Wells and our books all balance. He found apparent delays in the Auditor's office in filing of excise tax reports and obtaining gasoline tax refunds for non-highway use of fuel. Possibly up to six hours a week help by a retired auditor or comptroller could assist with Mrs. Wells' work, however.

Kem asked all committee chairmen to submit in a week proposed materials to the Secretary for an issue of Lake Limerick NEWS.

Paradise reported "lots of applications" to the Architectural Committee for new building starts. He had received an inquiry from a brush picker for permission to cut from community property green belt areas. The request was taken under advisement after it was pointed out it is difficult at this stage of development to distinguish green belt borderlines from private property.

Paradise said personal obligations will prevent him from serving as Architectural Chairman after June 1; thus he recommends Ray Ostenberg of Division 3 as his successor.

Captain Robbins said the local fire station now has 9 male volunteers and one woman. They are taking first aid training and advanced fire school. He spot-checked hydrants and had a "poor" record as regards "frozen" caps and dirt-filled valve stems. We are now officially part of Fire District 5 and the Limerick truck will be overhauled at District expense. He hopes for a substantial reduction in fire insurance rates after an official Rating Bureau survey in the next month to month and one-half.

Kissler explained the color codes for the new flags Mrs. Kissler made for new poles at Limerick's main entrance and alongside the Golf Pro Shop. Yellow indicates a Saturday dance; red a Saturday barbecue or dinner and dance; green a golf tournament. He announced a luau for May 29. If fireworks are again to be considered, he proposed they be scheduled for the night of July 10, to help attract a good attendance at the annual meeting that day, instead of on July 4.

After hearing of some water system leaks, Trustee Petoski suggested taking monthly water samples for Health Department analysis. President Roswold said he would ask Manager Kem to have this done.

There were no objections when Roswold said the developers had proposed a sign for the Clubhouse interior showing Limerick streets and lot numbers, including those with buildings or mobile homes.

Respectfully submitted

1322ch
LAKE LIMERICK COUNTRY CLUB INC ** MINUTES
Nov. 7, 1970 - Special Board Meeting

Trustees present were Mrs. Roswold, Petoski, Ergen, Deleau, Paradise Kissler, Joslin, Olson, Moon and Hill. Also present was Elwyn "Al" Gronseth, chairman and "chief", fire protection committee. Guests were Chairman William E. Morgan, Richard Gilbert and Mrs. Lou Donnell, the three Commissioners of Mason County Fire Protection District 5; the District's Fire Chief Richard A. Knight and Capt. Tom Brokaw of the District's Mason-Benson lakes Fire Station #3.

President Fred A. Roswold reminded the Board the subject of the meeting was Fire Protection, and that Robert's Rules limit discussion to that matter only.

The Fire District 5 guests were introduced. Speaking for the District, Dick Gilbert volunteered on behalf of his associates that they were willing to annex the Lake Limerick ~~subdivisions~~ subdivisions and the necessary lands legally necessary (generally northeasterly) to abut District 5's present southwest boundary as proposed in a citizen's petition now in circulation. They were prepared to extend protection immediately into the new area pending certification and approval by appropriate authorities of the petition. During this interim period, Gilbert added, "No contract is necessary. We're all acting in good faith" based on discussions among ourselves and with your representatives.

Trustee Moon, Protection Chairman, assisted by Secretary Hill and Chief Gronseth described discussions they and Trustee Ergen had with District 5 at its regular Commission meeting October 28. The District for 1971 ~~tax~~ tax purposes has an assessed valuation of \$7,328,436, a debt of \$22,500 and a 1971 tax millage of 2.43. The area proposed for annexation is assessed for 1971 tax purposes at \$2,366,035, of which Limerick private and community property totals \$2,338,035. The District's estimated 1972 millage is 2 mills.

Trustee Paradise wanted it clearly understood and publicized that the present Limerick club's 1946 Seagrave fire apparatus will remain (garaged) at Lake Limerick. President Roswold agreed and added, "I want the best possible protection for us as soon as possible."

1322ch
Mr. and Martin and Mr. Gilbert assured the Trustees the truck would remain here. He added that its present location on part of the Maintenance Building is not really suitable and that another site within the Limerick community in a new building quite possibly be agreed upon, such as, for instance, one of Limerick's arterial intersections with the Mason Lake Road (County Highway No. 150).

Several trustees thanked Mr. Gilbert for his no-contract, good faith proposal. However, they suggested, all parties might better be served as a matter of good business practise if ~~an~~ an agreement in writing was reached. Chief Knight volunteered that he had drafted an agreement. He passed out copies.

Trustee Paradise moved, on a motion seconded by Trustee Moon, and passed unanimously, ~~unanimously~~, that the President be authorized to sign such a memorandum of agreement. (The agreement, signed by Chief Knight for the Fire District, is attached to and becomes a part of the minutes of this meeting.)

(more)

Trustee Paradise, as Architectural Committee chairman, asked if the Fire Department has legal authority to enforce corrective actions in the event fire hazards are discovered. Mr. Gilbert said yes---that this is an authority granted to the Fire Marshal. In District 5, the Fire Chief acts also as Marshal.

Water
Mention was made of the Club's present effort (see October Minutes), to have the Limerick developer fully complete the community water system to help assure full Rating Bureau approval for insurance purposes once annexation is official. Trustee Petoski as Water System chairman, was authorized to obtain a water system map from the engineer-surveyors who prepared, Sleavin - Kors of 901 Tacoma Ave., Tacoma. Paradise, an early Board member, volunteered that a copy of the developers' satisfactory completion bond and water system specifications also are on file in Olympia with appropriate State authorities. Roswold added that the developers received the Club's request and that they expressed a wish to meet with the Trustees.

The Club's fire apparatus does not have 1970 license plates. It was agreed to risk a citation until title is transferred to the new owners.

Adjournment came at 11:15 A.M. on a motion by Moon, seconded by Ergen without objection.

Respectfully submitted,

Gilbert Hill
Secretary

attach: Memorandum of Agreement with
Fire District 5 dated 11/7/70.

October 17, 1970

Mr. Fred Roswold, President
Lake Limerick Country Club
Shelton, Washington

Dear Mr. Roswold:

The total of all special levies in Fire Protection District 5 should amount to not more than 2 mills in 1972 and substantially less each year thereafter. As an example, on a typical \$20,000.00 home (assessed valuation of \$10,000.00) this would be, in 1972, about \$20.00. This \$20.00 levy along with the regular District levy for operation of \$20.00 would be in this case a total of \$40.00. With the Lake Limerick area in the District this would be dropped about one fourth to about \$30.00.

The rate for straight home fire insurance if there were no Fire Department here would be about \$271.00 on a \$20,000.00 policy. (Between \$15.50 and \$17.00 per thousand of insurance, depending upon the amount of insurance bought). Under our 8th class rating the premium would be about \$133.00 on a \$20,000.00 policy, (within 2 miles of one of our stations), between \$6 to \$10 thousand of insurance, and about \$199.00 on a \$20,000.00 policy over 2 miles but under 5 miles (\$10 to \$14 per thousand).

THAT IS A LOT OF FIGURES BUT, TO PUT IT SIMPLY, THIS \$20,000.00 HOME OWNER BY PAYING \$40.00 FOR FIRE PROTECTION PER YEAR STANDS TO SAVE ON \$20,000.00 WORTH OF INSURANCE ABOUT \$72.00 IF HE IS WITHIN 5 MILES OF ONE OF THE STATIONS OR \$133.00 IF HE IS WITHIN 2 MILES.

SO YOU CAN GET AN INVESTMENT IN A FIRE DISTRICT BRINGS YOU A SUBSTANTIAL SAVINGS. THIS IS JUST THE DOLLARS AND CENTS OF IT; YOU ALL KNOW A FIRE DEPARTMENT NEEDS A LOT MORE THAN JUST SAVING YOU INSURANCE MONEY.

Sincerely,

Richard A. Knight, Chief
Fire Protection District 5
Post Office Box 127
Allyn, Washington 98524

RAY/bjk

FIRE PROTECTION AGREEMENT

This agreement between Fire Protection District 5, Mason County, and Lake Limerick Country Club, Inc. is for the purpose of mutual fire protection and will take effect on the date it is signed by both parties.

Fire Protection District 5, Mason County agrees to:

- 1. Provide alarm service (telephone number to call and radio tone dispatch)

- 2. At least a one engine response on all Lake Limerick fire calls (in addition to the engine stationed at Lake Limerick)

- 3. Leave the engine belonging to the Lake Limerick Country Club for a period of 60 ~~months~~ ^{days}

- 4. Operate said engine in the best interests of fire protection throughout the Lake Limerick area.

Lake Limerick Country Club agrees to:

- 1. Leave the engine in their possession to District 5 for months for \$100

- 2. Encourage volunteer firemen in the Lake Limerick area to form a fire company under the direction of the officer in charge of District 5 and man said engine.

- 3. Assisted to recruit said volunteer firemen.

- 4. Provide each home radio receivers at a total cost of \$.

- 5. Leave the garage facility where said engine is presently kept to District 5 for the continued caring of said engine, as a sub fire station for 60 ~~months~~ ^{days}

- 6. Have the Lake Limerick maintenance personnel continue to maintain the battery charging service on said engine.

It is understood by both parties that said engine with such volunteers as are available will answer all alarms as dispatched by District 5. dispatcher under the direction of the officer in charge of District 5.

FIRE PROTECTION DISTRICT 5, MASON CO. Dated _____
LAKE LIMERICK COUNTRY CLUB, INC. Dated _____

COMMISSIONER CHIEF

President

COMMISSIONER

Secretary

COMMISSIONER

LAKE LIMERICK COUNTRY CLUB INC -- MINUTES

Oct. 17, 1970 Regular Board Meeting

Present were President Fred Roswold, Trustees Joslin, Kissler, Olson, Ergen, Deleau, Paradise, Damon, Moon and Hill, Assistant Treasurer Moore and Manager Bob Kon. Employee Jack Leimback attended briefly.

Minutes of the September 19 Board meeting were approved after Trustee Deleau noted that his request (Page 2, Para 6) regarding the Water Department was not intended to be just a study of the percentage of Jack Leimback's time but an accounting of the labor, materials and depreciation costs of operating the Water Department.

file
Hill reported the special committee to study fire district alternatives had not met, principally due to illness of Chairman Bob Pratt's wife. Pratt had made numerous inquiries, however, and Vice-President Kissler along with Al Gronseth and Hill had discussed alternatives with Allyn Fire Chief Dick Knight and a Bayshore representative, former Kent volunteer fireman Ancil S. Ogg. President Roswold also had had a telephone discussion with Bob Pratt. Hill made a personal observation, based on these discussions, that creation of a large new Fire District including Limerick, Bayshore, Cranbrook, Agate, Timberlakes, Shorecrest and Hartstone might be best; it would take much more work to create, would be longer in obtaining tax support and would have to start "from scratch" in manpower and equipment. Annexation, one district at a time, to an existing Public Fire District would be quicker, he said, the benefits including immediate availability of trained personnel, buildings and equipment. Chief Knight has been most cooperative and has indicated from an informal poll that his Commissioners in Allyn-Mason District 5 would be favorable to a Limerick annexation. Mrs. Pat Gronseth is circulating a petition among Limerick registered voters on behalf of District 5 annexation. Protection Chairman Moon plans to meet with Commissioners of the district at their next meeting. The Club's fire truck and a portion of the Club's Maintenance Building could be leased to the District for an amount to be determined to assure a Limerick ~~XXXX~~ Fire Station.

After seeking comments from each Board member, President Roswold said he would entertain a motion "If Limerick resident voters petition for annexation to Allyn Fire District 5, the Board of Trustees of Lake Limerick Country Club would look with favor on such action." Trustee Joslin so moved, with a second by Damon. Motion carried without objection.

Hill said after discussions with Chief Knight he was concerned that the unfinished Limerick water system does not achieve sufficient reserves and automatic pump actuators to permit us to benefit by Rating Bureau standards for reduced fire insurance rates even after we become part of a Public Fire District. We need a fifth well and Number 4 well needs a reserve tank and automatic pump controls. Jack Leimback confirmed this and gave other details. Chief Knight also had recommended a larger line to the Clubhouse hydrant and replacement of the present Forest Service type hydrant there with a regulation city type.

A motion by Kissler, seconded by Damon passed without objection directing that Club Attorney George Kargianis advise Lake Limerick Associates to complete immediately the water system as originally engineered for all Divisions.

printed of the By-Laws and Divisional Restrictions as amended.

Tabled for later discussion were several proposals to help welcome and explain Club services to new members; also several proposals for a non-taxable form of extra compensation for the Manager such as, for example, a leased car or gas credit card.

Jim Ergen announced he will complete plans and obtain six sets in the coming week for the proposed new junior clubhouse. Duane Damen said he is planning a short notice on ~~preliminary~~ preliminary proposals for the clubhouse for the "Lake Limerick News". The committee is considering a semi-formal kickoff dinner-dance (with juniors doing the dinner serving) February 13 and a March or April ground-breaking.

Ed Moon suggesting that Bob Pratt's special fire protection committee be terminated. President Roswold asked that the suggestion be tabled until results of the annexation petition are known.

Trustee Paradise said Attorney Kargianis had advised him a lot-line error in the placement of the Kraemer home on the little lake is a private matter for negotiation between Dr. Kraemer and his neighbor. However, Paradise is attempting to serve as middleman in getting the two parties together. Deleau said in an earlier case the Club had officially entered the case, causing a cabin to be moved.

Adjournment was at 1:22 P.M. on a motion by Moon, seconded by Deleau without objection.

Respectfully submitted,

Al Hill

Al Hill

Secretary

Attachs: Auditor's Reports

Architectural Committee Procedure and Attorney's letter.

XXXXXXXXXXXX

90 St Andrews Drive

Oct. 29, 1970

Ed Moon
10014 215th Pl. SE
Snohomish, Wash. 98290

Dear Ed: (MOON)

After you and Jim Ergen had to leave last night, the Allyn-Mason Lake District 5 Commissioners voted unanimously to provide Fire Protection to the Lake Limerick community for two months subject to ratification by the Lake Limerick Community Club to respond on request, if necessary, with its apparatus and to purchase or borrow up to two portable receivers plus emergency telephone numbers so they quickly could contact us until such time as formal annexation negotiations can be legally consummated (or abandoned).

The paragraph marks in the above statement are mine, not theirs.

I believe the matter is of such importance that Fred Roswold would want to call a special Board meeting to act pro or con on the proposal. BUT I also feel strongly that as Chairman of Protection you should call Fred to give him a report on the meeting, and NOT me, even though I was present. Gronseth, Ergen and I were only observers, really. You were the official representative of our Board.

Fred's home number is LA 2-5251. His Limerick phone is 426-8322. His new office number at the telephone company in Seattle is 345-4956.

Cordially,

Al Hill, Secretary

October 31, 1970

Lake Limerick Country Club, Inc.
Board of Trustees
Shelton, Washington

Gentlemen:

This is a memorandum of the agreement between Fire Protection District 5, Mason County and Lake Limerick Country Club, Inc. for the purpose of Fire Protection.

Fire Protection District 5, Mason County, agrees, for a period of 2 months, to:

1. Provide alarm service (telephone number to call and radio tone dispatch)
2. Provide at least a one engine response on all Lake Limerick calls (in addition to the engine stationed at Lake Limerick).
3. Operate the engine belonging to the Lake Limerick Country Club.
4. Operate said engine in the best interests of Fire Protection throughout the Lake Limerick area.

Lake Limerick Country Club agrees to:

1. Place the engine in their possession at the disposal of District 5 for 2 months.
2. Encourage volunteer firemen in the Lake Limerick area to form a fire company under the direction of the officer in charge of District 5 and man said engine.
3. Assist to recruit said volunteer firemen.
4. Make available the garage facility where said engine is presently kept to District 5 for the continued garaging of said engines a sub fire station for 2 months.
5. Have the Lake Limerick maintenance personnel continue to maintain the battery charging service on said engine.

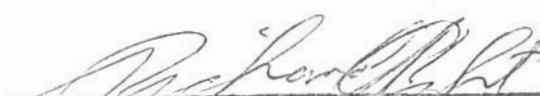
It is understood by both parties that said engine with such volunteers as are available will answer all alarms as dispatched by District 5 dispatcher under the direction of the officer in charge of District 5.

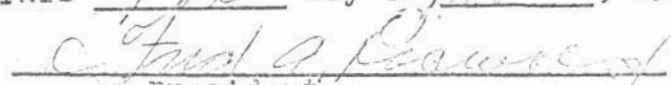
For the purpose of operation the Lake Limerick fire engine will answer all fire calls at Lake Limerick, at Mason Lake, at Benson Lake and areas in between. If District 5 dispatches equipment to a fire outside of the District and outside the above general area, such as to Bayshore-Deer Creek area or Pioneer the Lake Limerick engine will also respond. On all other fire alarms of District 5 the Lake Limerick engine will "Stand By" and will respond only upon orders for the Officer in charge of the Department (thereby forming a second or backup company).

If this is the Agreement as understood will you please authorize your president to sign one copy and return it to me.

As Authorized by the Board of Trustees
of Lake Limerick Country Club, Inc.

This 7th day of Nov, 1970


Richard A. Knight, Chief
Allyn, Washington


President

This document is numbered and replaced by me - needed for L.S. Knight's file 1/10/70 (10/10/70)

13 ~~black~~
LAKE LIMERICK COUNTRY CLUB INC ** MINUTES
Nov. 7, 1970 - Special Board Meeting

Trustees present were Mrs. Roswold, Petoski, Ergen, Deleau, Paradise Kissler, Joslin, Olson, Moon and Hill. Also present was Elwyn "Al" Gronseth, chairman and "chief", fire protection committee. Guests were Chairman William E. Morgan, Richard Gilbert and Mrs. Lou Donnell, the three Commissioners of Mason County Fire Protection District 5; the District's Fire Chief Richard A. Knight and Capt. Tom Brokaw of the District's Mason-Benson lakes Fire Station #3.

President Fred A. Roswold reminded the Board the subject of the meeting was Fire Protection, and that Robert's Rules limit discussion to that matter only.

The Fire District 5 guests were introduced. Speaking for the District, Dick Gilbert volunteered on behalf of his associates that they were willing to annex the Lake Limerick ~~subdivisions~~ subdivisions and the necessary lands legally necessary (generally northeasterly) to abut District 5's present southwest boundary as proposed in a citizen's petition now in circulation. They were prepared to extent protection immediately into the new area pending certification and approval by appropriate authorities of the petition. During this interim period, Gilbert added, "No contract is necessary. We're all acting in good faith" based on discussions among ourselves and with your representatives.

Trustee Moon, Protection Chairman, assisted by Secretary Hill and Chief Gronseth described discussions they and Trustee Ergen had with District 5 at its regular Commission meeting October 28. The District for 1971 ~~tax~~ tax purposes has an assessed valuation of \$7,328,436, a debt of \$22,500 and a 1971 tax millage of 2.43. The area proposed for annexation is assessed for 1971 tax purposes at \$2,366,035, of which Limerick private and community property totals \$2,338,035. The District's estimated 1972 millage is 2 mills.

Trustee Paradise wanted it clearly understood and publicized that the present Limerick club's 1946 Seagrave fire apparatus will remain (garaged) at Lake Limerick. President Roswold agreed and added, "I want the best possible protection for us as soon as possible."

libert
Mr. ~~and~~ Martin and Mr. Gilbert assured the Trustees the truck would remain here. He added that its present location on part of the Maintenance Building is not really suitable and that another site within the Limerick community in a new building quite possibly be agreed upon, such as, for instance, one of Limerick's arterial intersections with the Mason Lake Road (County Highway No. 150).

Several trustees thanked Mr. Gilbert for his no-contract, good faith proposal. However, they suggested, all parties might better be served as a matter of good business practise if ~~an~~ an agreement in writing was reached. Chief Knight volunteered that he had drafted an agreement. He passed out copies.

Trustee Paradise moved, on a motion seconded by Trustee Moon, and passed unanimously, ~~unanimously~~, that the President be authorized to sign such a memorandum of agreement. (The agreement, signed by Chief Knight for the Fire District, is attached to and becomes a part of the minutes of this meeting.)

(more)

Trustee Paradise, as Architectural Committee chairman, asked if the Fire Department has legal authority to enforce corrective actions in the event fire hazards are discovered. Mr. Gilbert said yes---that this is an authority granted to the Fire Marshal. In District 5, the Fire Chief acts also as Marshal.

Mention was made of the Club's present effort (see October Minutes) to have the Limerick developer fully complete the community water system to help assure full Rating Bureau approval for insurance purposes once annexation is official. Trustee Petoski as Water System chairman, was authorized to obtain a water system map from the engineer-surveyors who prepared, Sleavin - Kors of 901 Tacoma Ave., Tacoma. Paradise, an early Board member, volunteered that a copy of the developers' satisfactory completion bond and water system specifications also are on file in Olympia with appropriate State authorities. Roswold added that the developers received the Club's request and that they expressed a wish to meet with the Trustees.

The Club's fire apparatus does not have 1970 license plates. It was agreed to risk a citation until title is transferred to the new owners.

Adjournment came at 11:15 A.M. on a motion by Moon, seconded by Ergen without objection.

Respectfully submitted,

Gilbert Hill
Secretary

attach: Memorandum of Agreement with
Fire District 5 dated 11/7/70.

LARK LIMERICK COUNTRY CLUB INC ** MINUTES
Nov. 11, 1970 Regular Board Meeting

All Trustees were present except Vice-President Everett Kissler. Assistant Treasurer "Gene" Moore Jr. also could not be present. Minutes of the October 17 Regular Meeting and the Nov. 7 meetings--the latter being a special meeting, were approved as corrected. The correction was changing "Humberger Island" in the October minutes to Berbœue Island.

Auditor Sel Vander Wegen said he was hopeful we could be on a "pay as you go" basis by Feb. 28, 1971, the end of the Club's Fiscal Year. Aside from short and long-term mortgage and contracts, our principal present obligations are the current payroll of \$1,710, \$1,150 in State sales and excise taxes and \$4,300 in real estate taxes. His last report showing a theoretical profit of \$8,900 assuming all accounts collectible should have netted \$4,509, he explained, if standard depreciation on the water and golf properties was taken off.

Under old business, President Roswold said the proposed "pie chart" for the LIMERICK NEWS showing how money is spent was abandoned because of a fear it too easily could be mis-interpreted.

Otto Joslin commented in general on an observation of his that all affairs of the club, including relations with employees, if all understood that Bob Kem as Manager is the undisputed boss. His observation was greeted favorably without objection. Ed Moon inquired regarding Kem's salary--a \$5 increase vs a non-taxable equivalent. Manager Kem commented "Thanks but no thanks." He is quite content for a number of years on the present basis, ~~meanwhile~~ although he could see some advantage if the Club were in a financial position next summer to buy a small import-type pickup or panel truck for running errands.

SAID

George Deleau, owner-member David Smith was displeased because his proposed letter to LIMERICK NEWS could not be published due to its long length. Smith indicated he would appear before a future meeting of the Board.

Frank Petoski said prints obtained on the water system do not contain sufficient detail. He has asked for a list of written specs in addition to map prints. Answering a question, he indicated a city-type hydrant on St Andrews Drive to more adequately serve the Clubhouse in the event of fire would cost about \$400. Alternate sites for a possible future fire station close enough to be within two miles of all Limerick properties were given as on the community property at the north end well and one of the lots at the Mason Lake Road--St. Andrews Drive intersection. Al Hill said he had an old personal letter from developer Mark Antoncich promising that one of the four corners there was being deeded over as community property for exactly that purpose at Hill's personal suggestion as a property owner.

A general discussion on problems surrounding the water hook-up problem, improper hook-ups and collection troubles was held. Petoski said he seriously is considering a recommendation that policy be changed banning all do-it-yourself hookups. A proposal by Duane Damen to put in a "we do" flat fee of \$25 effective April 1, 1971 was tabled at President Roswold's request. Meanwhile, the Water Committee will adopt for its use a form letter serving a 90-day warning to "red-tagged" hookups similar to the Building Committee's form letter on violation of ~~restrict~~ restrict covenants; and Jack Leimback will be instructed to make no repairs without the Water Committee's okay.

Jim Ergen reported his ~~plan~~ design for the junior activity center building had been checked for structural integrity by a contractor friend and that he would have copy prints in a week.

(more)

Tony Paradise said the Dr. Leslie Kremer (III-300) Nakano (Akira) (III-301) lot line case appears to be headed for court. Due to construction of the new Kremer home at a location in violation of deed covenants, a joint action suit by Nakano and the Club against Dr. Kremer appears to be a good avenue of approach so that Dr. Kremer in turn may sue his building contractor. Such participation by the Club would be on the advice of our attorney, George Kargianis. Jim Ergen asked if foundation "stakeouts" could be inspected by the Building Committee to see if they agree with plot plans filed with applications. It was agreed cities and counties do not do this--that adjacent owners report violations.

A motion by Paradise seconded by George Olson authorized the Manager to have extra copies of Divisional restrictions and of the Constitution and By-laws printed was passed without objection. Copies will be sold at 50 cents each. It is the obligation of sellers to furnish copies to recent and future purchasers. As soon as copies are available, it was suggested a reminder be placed in every third issue of LIMERICK NEWS.

Tabled was a Paradise suggestion for a portable or fixed orchestra platform over the entry stairwell.

Manager Kem's financial report showed an October 1 bank balance of \$4,719.18, payments during the month of \$17,382.03, unpaid accounts of \$9,122.11 and an October 31 bank balance of minus \$232.45. These figures are for the Club general account. For the Limerick Inn, the month started \$441.06 in the red, ending with a balance of \$156.54. (The complete report is filed with the master copy of the minutes in the Club office; future reports will be furnished in advance of regular meetings to each Trustee and appointed officer.) "We're in real good shape if the dues come in," Kem commented.

A discussion on responsibilities of Lake Limerick Associates for dues and assessments on reclaimed properties was tabled until the Secretary can research the minutes for any prior Trustee commitments in the matter. Meanwhile, President Roswold said he reached a verbal agreement with Ken Engle to assume full responsibility for all dues and assessments provided that one personal membership be maintained by himself (Engle) or his son. A letter may be needed later to put in writing our interpretation of the situation, including constitutional, by-law and Trustee actions that are pertinent.

Duane Daman explained that for legal purposes in connection with State Title 24 under which we operate, our so-called "Committees" as we have been calling them are in fact "sub-committees"

Under New Business, President Roswold reported on the desire of the Edward Slagle's (II-237) for natural gas service to their new home, and the willingness of Cascade Natural Gas Corporation to run a line from its Fairway 2 high-pressure gas line to the rear of the Slagle lot line. George Olson opposed on grounds it could set a precedent for others to cut up the Golf Course. After further pro and con discussion the matter was tabled, since neither party had made written application.

George Olson reported Alph Kneeland is building new tees on No. 2 and No. 4 for the women.

George Deleau suggested several By-law changes--one to clarify annual rotation of Trustee vacancies. He'll make a formal request after more research.

Ed Moon said he understood Elwyn "Al" Gronseth was turning over leadership

(more)

of the Limerick Fire Station to Dr. Robert W. Wells, whose new title upon official annexation to District 5 will be Captain. Moon approves, but has not had an opportunity yet to talk to Dr. Wells about the change.

Al Hill said a number of member-owners are willing to do voluntary patrol in pairs for security purposes if the new Sheriff will approve Special Deputy authority and if the Club can afford the \$10 bond required for each such deputy. He was asked to research the question further.

Jim Ergen volunteered to supply the backstop if the ball diamond on the little lake can be graded and planted. He suggested the Club purchase bats and balls, etc., and furnish them to youngsters on a "charge-out" basis.

President Roswold announced the appointment of Mr. and Mrs. Ergen as co-chairmen of a new Membership welcoming and get-acquainted committee.

Tony Paradise said it is not too early to begin thinking of the appointment of a Trustee Nominating Committee for next year's Annual Membership Meeting and to be considering possible candidates for Trustee positions. As starters, the names of Floyd Jones and Roy Brown were mentioned.

President Roswold asked that the telephone company be authorized to install a "No Dial" instrument in the Golf Pro shop so incoming calls on the outdoor adjacent Toll Booth (426-3982) can be answered. He also reported that a summary report of last summer's water and infra-red photo tests of the lakes showed very few of the "bad" type of algae. The State's expert from Washington State University recommended minimal use of commercial fertilizers, manure being preferred, and raking away weeds cut in the lakes. He said Attorney Kargianis had started preparation of lien papers for filing with the County on badly delinquent accounts. He distributed a sample copy in the name of Larry and Sharon Abele.

Al Hill proposed a new emergency classification of "NGS"---meaning Member Not in Good Standing". The matter was tabled until members can study the proposed motion.

Hill said Trustees should be given limited approval to entertain key elected and appointed public officials, cooperative contractors and material suppliers, editors and the like in Limerick Inn provided such services be charged at the regular price against a special Community Relations or Administrative budget account. A motion by Joslin, seconded by Deleau and approved without objection gave Trustees approval to entertain on a limited basis, but to pay in cash and submit re-imbusement in writing after the fact.

Roswold suggested a \$100 family golf green fees membership be given to Mr. and Mrs. Al Hill in return for secretarial and information services. Duane Damen observed the By-laws prevent granting of payments to Trustees except for an Executive Secretary if one is appointed. He suggested Al Hill be named Executive Secretary in order to make an account transfer of the \$100 green fees membership legal. The proposal was approved without objection on a motion by Jim Ergen seconded by Frank Potenski.

There being no further business, adjournment occurred at 1:50 P.M.

Respectfully submitted,

George A. Hill
George A. Hill

(L.S.)

LAKE LIMERICK COUNTRY CLUB ** MINUTES
August 2, 1970 Special Board Meeting

Present were President Fred Roswold, Vice-President Everett Kissler, Trustees Moon, Joslin, Olson, Deleau, Paradise, Ergen and Hill and Auditor Vander Wegen. Absence of Trustee Petoski was reported because of illness of his wife.

President Roswold announced appointment of the following committee assignments:

Architectural -- Paradise
Community Planning (and community property coordinator) -- Deleau
Protection -- Moon
Social and Teen Center Co-ordinator -- Kissler
Golf -- Olson
Clubhouse Development -- Damen
Maintenance -- Petoski

Unfilled, Roswold commented, are Lake Committee chairman and Publicity chairman. Chairmen, however, need not necessarily be Board members. However, Gene Moore, who as appointed Assistant Treasurer attends most Board meetings and has a demonstrated interest in the lake, will co-ordinate that activity.

Roswold announced he had picked up a special chemical and spreader at \$50 for a weed control test area in the lagoon north of Mark Twain Island. Moore and Al Gronseth will spread it this coming week. Five pounds will cover 1,000 square feet to a depth of three feet. The VWR biologist with whom Roswold talked said an area should be treated only once a year, preferably in the spring and only in weeded areas so as not to upset natural ecological processes.

On publicity, Joslin suggested a simple calendar for member mailing on an interim basis. Roswold said Bob Kem had volunteered to do this as part of a newsletter. Paradise recommended solicitation of advertising to help defray the cost of resuming a newspaper. Hill said soliciting and collecting are a big job aside from the need for an editor and writers but frequently the papers for military bases are handled this way through a local printer or agent. On request, he said he would sound out the Shelton Journal publisher on the matter and asked Sel Vander Wegen to accompany him.

Joslin asked committee heads to turn in their proposed budgets at the August 16 regular meeting. He asked that they be itemized.

Moon reported prospects good for the Limerick area to join Mason County Fire Protection District 5. He has a meeting scheduled to obtain further details. Efforts to obtain a private security patrol, which would operate from fees collected from owners who subscribe, to date have not been successful.

Vander Wegen reported \$5,000 still outstanding on the \$13,000 bank note, with preparations under way for prompt mailing of September 1 dues and services statements. An informal discussion followed regarding whether the present \$12 dues and \$24 services breakdown for a total \$36 per lot is enough or whether it should be \$12 and \$30 respectively, which is below the by-law maximum of \$50 grand total. Earlier Board action had authorized issuance of annual membership cards. Kissler raised the question of approximately 40 dual owners and which of the two gets the card. Roswold suggested in each case a notice should be given asking which of two owners elects to receive the membership card. The other would owe \$12 for a social membership previously provided for by Board action but not until now activated.

(more)

President Rosvold said foreclosure actions are being filed by our attorney on three test cases for nonpayment of dues and maintenance fees.

Appreciation was noted for Trustee Ergen's donation of his services in finishing the Clubhouse main floor fireplace stonework. Also to Gene Hoore and Al Gronseth for constructing the foundation and moving the dock to a more suitable location for water ski takeoffs from the beach access at the foot of Trogaren Court.

A proposed Pinochle Club spearheaded by Jack Leimback and Pat Wells will be granted to use club rooms the second and fourth Friday evenings of each month starting in September, subject to checking with the Club Manager for alternate space if there is a special revenue event in conflict. Damen reported on the request and was advised committee approval, but not Board approval is sufficient.

Trustee Moon and Al Gronseth reported no Limerick Community owners found to be registered voters using Limerick addresses. This raises a legal problem in proposing annexation of our community into Fire District 5 as proposed. Mrs. Pat Gronseth has volunteered to solicit residents to register with the County Clerk. Rosvold wondered if a highly-favorable poll of property owners would be acceptable since such a high percentage are registered to vote elsewhere. Vander Wegon will inquire of the County Clerk. Moon and Gronseth reported meanwhile that the District 5 Fire Chief has volunteered us backup equipment protection until the problem is resolved, and a Limerick delegation will attend the District 5 Commissioners' meeting the fourth Wednesday.

Fissler suggested that the County Commissioner for our district be invited to one of our meetings. He also suggested that owner-members with "gripes" be asked to put them in writing no less than one week in advance of a Board meeting. On the basis of the letter they would be invited to attend a Board meeting to personally discuss proposed action. He made the suggestion in the form of a motion seconded by Trustee Petoski. It passed without objection.

Kissler suggested changes to bring the election, budget and fiscal year periods to similar or more orderly sequence. The proposal was tabled for a month.

On a motion by Moon seconded by Kissler and approved the meeting was adjourned at noon.

Respectfully submitted,

Loebstrick
Secretary

MEMBER - January 10, 1969

sed are the Minutes of the December 14, 1968 meeting. Also a list
ems to be considered and completed as early as possible. Another
e. g is contemplated about the middle of February.
eas. see that your committees are functioning and that the work agreed
pon is in progress. The restaurant construction has begun.

Mark J. Antoncich

Budget

Finalize budget to 2-28-70.
Report on delinquents (name &
amount lot owner)
Budget should be 15% under revenue.
Financial statement ending 2-28-69.
Secure a bulk mail permit.
Issuing of membership cards to paid
up members.
Report on Mason C. Ntl Bank note.
Financial report.
Address. plates -

John & Mrs. Rice
1234 -5th Place
Renton, Wash. (zip)

(1-1) 425-6780

identifies the lot & div. with phone
number when avail.

Maintenance

Plan to open toilets 2/15 or 3/1
depending on weather.
Uniform lock systems established?
Fire truck -water drained-knowledge.
Stand pipes in working order?
75 homes or starts - stop N Waste, all
in working order?
Garbage - bid for best serv. available.
Install gas tank & pump?

Golf - Personnel needed to work -schedule
work program to improve course.

Maint. around pro. shop - gravel, lawn,
etc. -simple to keep up.

Benches (4) 2nd, 4th, 6th 8th.

Drain water spots.

Rear end loader?

Knowledgeable on fire truck operation.

Tournaments scheduled.

Golf promotion - signs.

Departments into promotion, greens
competition.

Pro shop interior -mdse. case.

Dislative

pare for July annual meeting

led new trustees set up.

Schedule as to how to rotate.

Architectural

Suggest a standard letter for mailing
to all applicants for bldg. permit.
To watch sidelines - stakes lost, etc.
Departmentize into sections- need help?
Report from Game Dept.
Report on out houses.
How to handle infractions - 1st letter
2nd letter.
How to handle messy lots.
List of all houses or starts.

Lake Regulations

Program of work needed for '69.
Procedure you'd like followed
for efficient cooperation from
boat owners.
Self addressed stamped ret. envelopes.

Protection

4 extinguishers.
Hydrants in lieu of stand pipes.
Fire truck -education for others.
Fire Dist. Organization
re instruction & benefits for
belonging.
Owner lot 67-3 informed and
will help.
Advise lot owners re fire permits
3-15 to Oct. 15 by writing to
Dept. of Natural Resources, Shelton

Miscellaneous

Turn over coke machine.
Establish social membership fees.
Live-in caretaker and lodge guardian.
All trustees prepare notices and
programs for advising lot owners
in a bulletin (News) to be issued
about April 1, 1969.



Lake Limerick

"It's All For Fun"

VOL. 2 NO. 1

LAKE LIMERICK COUNTRY CLUB, INC., SHELTON, WASH.

OCT.-NOV.-DEC., 1969

Gronseth Is 1st Fire Chief

Appointment of E. L. (Al) Gronseth as chief of the Lake Limerick Volunteer Fire Department was announced by Trustee Edward Moon, who is in charge of protection.

Knowledge of the fire truck and how it operates are the first things of importance to learn, but most of all, Al reported, good equipment and know-how are of little use without enough manpower. He needs volunteers from the teens on up. For more information Al can be reached at 426-6822.

For those who don't know, Ed Moon, having been in business in the White Center-Burien area, learned that the fire district was planning to trade their fire truck or sell it to the highest bidder. Lake Limerick's bid was accepted and we now have a fine piece of fire fighting equipment in excellent condition.

A well organized fire department would make us all feel safer and would reduce the rates charged for fire insurance.

Attorney To Act On Lax Owners

The Board of Trustees Nov. 1 authorized the club's attorney to act in cases of past due accounts and on non-conforming uses of properties within the L-L community.

Attorney George Kargianis, who explained legal avenues open to the club where necessary, by unanimous action was authorized:

1. To enforce collection of past dues, assessments and

(Continued on Page 4)

Gala Party To Usher In The New Year 1970

NEW YEAR'S EVE PARTY RESERVATION

Your Names Div..... Lot.....
 Home Address St. or Ave.
 City Zip.....
 Your Home Phone
 Guest Names
 Amount Enclosed \$.....

Make Checks Payable to Lake Limerick Country Club
and Mail to the Club at 90 St. Andrews Drive,
Lake Limerick, Shelton, 98584



Only the earliest of owner-members will recognize this Oct. 1965 photo. Less than a month later, with about two-thirds cleared, wet weather halted operations for season. Page 4 has newer view.

Patchwork Quilt? Read On And You'll Be Right At Home

A transformation took place in the creation of Lake Limerick.

A section of land (640 acres) was owned by Edward Taylor of Taylor Town on Highway 101 near the outdoor theatre enroute to Shelton. Taylor showed the property to Mark Antoncich, who conceived of the idea of constructing a man-made lake. Antoncich then obtained an option to pur-

chase the land from Taylor.

But before anything further could be done it was necessary to purchase an additional 240 acres of land from the J. Hofert Company of Los Angeles, the world's largest grower of Christmas trees. It took six months to negotiate the purchase. Without it construction of Lake Limerick would have been impossible

(Continued on Page 4)

Details for Lake Limerick Country Club's first New Year's Eve party were announced this week by the Co-chairmen Tony and Jo Anne Paradise.

Mark Wednesday, Dec. 31 at 9:30 p.m. on your calendar and mail the adjoining coupon immediately to the clubhouse, since the party will be limited to the first 75 couples who sign up.

Live music will be one of the features, with unlimited drinks, party favors, plus champagne at midnight. Eggs and steak will be served at 1:30 a.m. The total price per couple including gratuities will be \$31.

Each member couple may invite one non-member couple.

Aware that not all members have built or keep their lake homes open during the winter, arrangements have been made at the new Hallmark Inn in downtown Shel-

(Continued on Page 3)

Winter Inn Days

Effective immediately, food at Limerick Inn and beverages in the Blarney Room will be served only on Fridays, Saturdays and Sundays, Manager Bob Kem announced. The new schedule will be observed during the winter months until further notice.

An exception will be New Year's Day and New Year's Eve when full facilities at the clubhouse will be in operation.

Meanwhile, however, club facilities will be opened six days a week, except Mondays, on a reservation basis for banquets, large family reunions, wedding receptions and the like as usual. Members who belong to other clubs or who would like to help by suggesting use of L-L's facilities by other large groups should direct them to Kem on 426-3581.



6. Social Committee - Tony Paradise, Chairman, discussed the need for the following equipment for the kitchen and dining room areas of the Club House: commercial dishwasher, commercial range, coffee urns, tables & chairs, card tables, silverware, dishes.

A motion was made and carried authorizing Tony Paradise to investigate the financing of \$12,440.00 budget to cover above.

7. Protection Committee - Edward Moon, Chairman, stated that the Mason County Sheriff reluctantly agreed to deputize the caretaker or some other one individual, but that whoever was selected would have to be covered by the Club with a surety bond. Lake Limerick is not in any organized fire district, therefore Mr. Moon found a 1946 Seagrave fire truck for sale by the King County Fire Department. A motion was made and carried unanimously to purchase this truck complete with fire fighting equipment for \$3250.00 cash.

8. Lake Regulations Committee - Elmer (Gene) Moore, Chairman, requested the approval of an \$1754.00 expenditure to cover the building of a float on Division I Community Beach. This committee decided to permit individual docks instead of floats along the waterfront. However, such docks cannot extend more than 24 feet from shore. Lot owners are required to send in drawings to Lake Regulations Committee before approval will be given in writing.

A motion was made and carried to authorize the expenditure of \$1754.00 to install a float on lot No. 31, Division I.

February 10, 1968

SECOND ANNUAL MEETING OF LAKE LIMERICK COUNTRY CLUB, INC.

Saturday, July 8, 1967 - 2:00 p.m.

Mark J. Antoncich, President called the 1967 annual meeting of the Lake Limerick Country Club to order and introduced the Board of Trustees who were present; namely:

Tony Matz
Harold Kipp
Gene Moore
Doyle Barnett
Allan Osberg
John Osberg
Ken Engel
Mark J. Antoncich

Doyle Barnett read the minutes of the June 3, 1966 Board of Trustees meeting.

Discussion followed on the following items:

Now that facilities in both community beaches in Division 1 are completed, responsibility for maintenance will be transferred to the Lake Limerick Country Club, Inc.

Roads in Division 1 and 2 are up to Mason County Standard. The contract has been let to resurface all roads in divisions 1 and 2 immediately with bituminous oil and crushed rock. Division 3 is being dust oiled only this year and cannot be completed with bituminous treatment until all the water mains in division 3 are in and completed.

All shut off valves on the water line will be marked so as to be easily located.

The stone entrance monument and carved sign for Lake Limerick East will be started next week.

Mark Antoncich was to discuss liability insurance with Dean Looney to determine type of coverage and amount needed.

The transfer of the water system in division 1 to the Country Club was voted on and carried at the last meeting of the Board of Trustees.

July 8, 1967

Members of Board of Trustees for period July 1967 to July 1968 are:

Mrs. Mary Roberts
Anthony Paradise
Edward Moon
Robert Fowler
Lee Fellhauer
Mark Antoncich
Doyle Barnett
Richard Ealy
Harold Kipp
Gene Moore
John Osberg
Kenneth Engel

More discussion followed. It was suggested there was a possibility of accidents being caused by water skiers going too close to shore and endangering small children. Necessity for rules to cover water skiing was discussed.

Drinking water is available at faucets in Division 1 now. The water system in Division 2 should be in operation within 3 weeks. It will probably be next year before the water system in Division 3 will be completed.

A motion was made, seconded and carried that the meeting be adjourned.

Ken Engel

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