

Lake/Dam
Committee Minutes

Lake/Dam

January 2025

Minutes Package

Lake Dam Committee January 2025 Meeting Minutes
4 January 2025

Call to Order - Meeting called to order at 9:30am.

Roll Call Committee Members: (P)=Present; (A)=Absent; (E)=Excused

Lou Jackson (P)	Maureen Glenn (P)	Dave Kohler (E)
Dennis Muretta (P)	Steve Glenn (P)	Karen Kohler (E)
Joel Gray (E)	Tim Reber (P)	Gary Wilson (P)
Brian Smith (P)	Leanne Milligan (P)	Richard Allen (P)
Jarred Foss (P)	Sue Ingersoll (E)	Teddy Lovgren (P)

Guests: Dean Dyson 2-200, John Ingemi 3-244, Mike Berni 3-083

Chairperson's Opening Comments: Teddy Lovgren

No volunteers stepped forward to take meeting minutes. Teddy informed the committee that lacking a dedicated secretary to record and produce the minutes, the meeting minutes will be abbreviated to identify the topic of discussion and any action items or Motions to the Board resulted.

Meeting Minutes approval

Dennis proposed, Lou seconded a motion to approve the December meeting minutes. Motion passed unanimously. [\[see Attachment 1 \]](#)

Correspondence – There is a FEMA Technical Work Shop (via Zoom) “Preparing for Dam Emergencies” scheduled for 3 days (Jan 7, 14 & 21) 9am to 2pm. Our new Operations Manager, Jon Monroe has been signed up to attend. Lake Dam Committee members are welcome to sign up as well.

Motions to the Board Status – Our PAR for Upgrade of Old Lyme Restroom for Year-around Use was not included on the agenda at the December Board meeting. It will be resubmitted via these meeting minutes.

FUNCTIONAL REPORTS:

GM/OM report; The GM/OM report was limited to financial data, lake data logger readings and the Work Order status. [\[see Attachments 2, 3, & 4 \]](#)

Parks Report: Maureen and Steve, no discussion or questions were raised. [\[see Attachment 5 \]](#)

Docks/Floats Permits: Teddy – No applications submitted for this reporting period.

Boat Registrations: Lou (out sick) – No new vessel registrations were approved during December. There are several pending registrations for missing data. Some missing data has been provided and is under review.

LD Action Item List: Teddy – Brian Smith’s action item was completed; two other are in work.

[\[see Attachment 6 \]](#)

SUBTEAM REPORTS

Long Term Lake Health: Brian led discussion on the following:

Brian scheduled a meeting of the LTLH team for January 14th at 4pm in the Crow’s Nest to review and discuss our overall LTLH plan/strategy. The meeting will focus on updates to the water quality testing program planned for this spring including related equipment requirements.

Parks Improvement: Dennis requested additional volunteers to support the Parks subteam since several member have left (or been removed) from the committee. The following committee members have been added to the team: Leanne Milligan, Richard Allen, Steve & Maureen Glenn. The team will focus on developing a comprehensive 5 year parks improvement plan.

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Lake/Dam Operations: Joel was not at today's meeting; it was noted there were no significant status changes from last month. Latest status for the 3 projects listed below is available via the Work Order Status log dated 12December2024.

- 1) Inn Island Bridge Repair/Replacement- PM is Chris
- 2) Inn Island Shoreline Repair - PM is Chris
- 3) Leprechaun Dam Valve Repair/Replacement - PM is Chris

OLD BUSINESS:

1. Special Projects/Operations Manager – Jon Monroe has been hired as our new Operations Manager and starts on January 6th.
2. Network Drive for Committee Use – No change; GM in discussion with IT providers.
3. Lake Shore Compliance Audit – Dennis and Dave are developing an action plan – see LD action item status discussion above.
4. Park Host Status – Dave was not at today's meeting. Teddy reported that Dave received 2 applications and will be contacting them when he and Karen return from their cruise in January.
5. FY 2024/25 Budget Status – PAR Status was briefly discussed. [\[see Attachment 7 \]](#)
6. Member Attendance - Teddy briefed the LD member attendance status over the last year Nov2023 – Dec2024 Four members were removed in November (one requested) and three more in December (one requested). Five new members have been added since October. The plan is to show this chart every 3 to 4 months. [\[see Attachment 8 \]](#)

NEW BUSINESS

1. Replacement of Anglia Park Gates PAR This PAR was previously distributed to the LD Committee for review and comment. Dennis gave an overview of the PAR. There was discussion by the committee on the need for replacement of the main gates (Auto and Pedestrian) into Anglia Park and the Pedestrian gate at the dam access road adjacent to the WDFW Public access. A motion was made by Jared and seconded by Tim to approve this PAR and forward it to the BoD for their approval. The motion to the BoD was passed with one nay (Lou) and one abstention (Brian).

**** See Motions to Board ****

2. New Park Benches and Tables PAR This PAR was previously distributed to the LD Committee for review and comment. Dennis gave an overview of the PAR. There was discussion by the committee on the need for 3 new benches and 2 new picnic tables (ADA) at our parks. A spreadsheet showing the current allocation of benches and tables and recommended distribution of the new benches and tables. A typo and \$100 calculation error for the benches was noted for correction in the final version for approval.

There was a discussion initiated by a couple of Board Members in attendance on the need for one additional table at Olde Lyme park. It was recommended the committee approve the PAR as written which is based on the Board approved budget of \$6,000 with a caveat that the Board consider increasing the budget amount (by \$1300) to include one additional table for Olde Lyme park. A motion was made by Dennis and seconded by Maureen to approve this PAR and forward it to the BoD for their approval. The motion to the BoD was passed unanimously.

**** See Motions to Board ****

3. Fishing Derby – Dennis briefly discussed the upcoming Fishing Derby scheduled for opening day of lake fishing on April 26th. He will be holding a kick-off planning meeting later this month.
4. New Lake Patrol Boat – Gary provided status on purchase of the new Lake Patrol boat and the plan for selling the extra equipment (6hp kicker motor, down riggers, crab pots, etc.). The boat is a 17-foot SmokerCraft with a 40hp Honda outboard, full cover Bimini top and all kinds of extra equipment. This boat is in pristine condition and was purchased from Steve & Maureen Glenn.

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5. Beaver Nuisance Removal/Relocation – Jared presented his thoughts on why we are experiencing a lot of beaver damage lately. He feels it is due to loss of habitat and a corresponding need to increase their range for locating and obtaining food sources. He will investigate our options for removal and report back to the committee next month.

Guest/Other Input – None

Review of Commitments & Action Items:

1. Jared will investigate our options for removal /relocation of the nuisance Beaver(s) and report back to the committee next month.

Review of Motions to the Board: See Motions to the Board below.

Motion to Adjourn: Dennis made the motion, Lou seconded, the motion was unanimously approved. The meeting was adjourned at 11:25 AM.

Next Meeting – Saturday, February 1st, 9:30am in the Crow’s Nest

Look Ahead:

Jan 18 – Board of Directors Meeting
Feb 1 – Lake Dam Committee Meeting
Feb 15 – Board of Directors Meeting
March 1 – Lake Dam Committee Meeting

March 15 – Board of Directors Meeting
April 5 – Lake Dam Committee Meeting
April 15 – Board of Directors Meeting
April 15 – Semi-Annual Members Meeting

Motions to the Board

Motion 1 - Lake Dam requests the Board approve the PAR for the Upgrade of Olde Lyme Park Restroom for Year-Round Usage. This Motion was originally submitted with our December 2024 Meeting Minutes but was not included in the Board’s December agenda.

[see Attachment 9]

Motion 2 - Lake Dam requests the Board approve the PAR for the Replacement of the Anglia Park Gates at the approved budget amount of \$35,000.

[see Attachment 10]

Motion 1 - Lake Dam requests the Board approve the PAR for New Park Benches and Tables at the approved budget amount of \$6000.

During Lake Dam’s January meeting, members of the Board who were in attendance recommended purchasing 1 additional table specifically for Olde Lyme Park. This would require increasing the budget for this effort by \$1300 from \$6000 to \$7,300.

[see Attachments 11 & 12]

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Call to Order - Meeting called to order at 9:30am.

Roll Call Committee Members: (P)=Present; (A)=Absent; (E)=Excused

Lou Jackson (E)	Teddy Lovgren (P)	Maureen Glenn (E)
Dennis Muretta (P)	Jarred Foss (A)	Steve Glenn (E)
Joel Gray (P)	Tim Reber (P)	Dave Kohler (P)
Brian Smith (P)	Leanne Milligan (P)	Karen Kohler (P)
John McRoberts (E)	Sue Ingersoll (A)	Hanna Landsverk (E)

Guests: Dean Dyson 2-200, Mike Prather 3-16, Sandy Nelson 4-183, Rich Allen 1-05, Gary Wilson 3-63,
Rob Koenig 3-152, John Ingemi 3-244

New Members

Two individuals submitted applications for membership to the Lake Dam Committee, Rich Allen and Gary Wilson. Both have attended the requisite three meetings over the last six months. Dave made a motion to approve Rich and Gary as new LD Committee members, seconded by Dennis. Both were unanimously accepted by vote of the members present.

Chairperson's Opening Comments: Teddy Lovgren

Rich volunteered to take meeting notes.

Meeting Minutes approval

Karen proposed, Brian seconded a motion to accept the November meeting minutes. Motion passed unanimously. [\[see Attachment 1 \]](#)

Correspondence – None.

Motions to the Board Status Two Lake Dam Committee approved PARs listed below were submitted to the Board; both were approved by the Board during the November 19th BoD meeting.

Motion 1: LD requested Board approve the revised PAR for the replacement of the Lake Patrol Boat

Motion 2: LD requested the Board approve the PAR for Bird Sanctuary Vegetation and Sediment Removal – Phase 1 Feasibility Study.

FUNCTIONAL REPORTS:

GM/OM report; The GM/OM report was limited to financial data, lake data logger readings and the Work Order status. Teddy presented the financial report, which was viewed by members. There were questions about the expenditure distributions on some of the line items. There were also other areas that still need to be clarified (e.g. "income"). [\[see Attachments 2, 3, 4, & 5 \]](#)

Parks Report: Maureen and Steve, who perform our park surveys, were not at the meeting. Their park status report was briefly reviewed. Dave asked if the exposed water faucet/pipe at Banbury had been insulated. Teddy sent an email earlier to Shannon recommending the water faucet be replaced with a hydrant faucet or at minimum insulate/wrap the exposed faucet/pipe. There was a recommendation to install hydrants at each of the Park Host pads as part of their upgrade. [\[see Attachment 6 \]](#)

Docks/Floats Permits: Teddy – No applications submitted for this reporting period.

Boat Registrations: Lou (out sick) – No new vessel registrations were approved during November. There are several pending registrations which require receipt of missing data. John checked the folder in the office and noted there was new information provided for a couple of the pending registrations. Lou needs to review this information to confirm compliance with registration requirements.

LD Action Item List: Teddy - Shoreline Audit plan is still under development by Dennis and Dave. Lou has attempted to contact Terry Brusco about his non-compliant markup of the vessel registration form.

[\[see Attachment 7 \]](#)

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SUBTEAM REPORTS

Long Term Lake Health: Brian led discussion on the following:

Brian will schedule a meeting of the LTLH team for January to discuss/agree upon a water quality testing program starting this spring. Teddy noted there is a heavy accumulation of green plant growth along the shoreline on the south (west) end of Lake Limerick. Pictures were sent to Lake Advocates (Rob) who identified it is filament algae. There was also discussion about all the salmon carcasses along the lake shoreline and several questioned if there's anything we can do to dispose of them. Brian has pictures of the heavy accumulation of dead fish carcasses and has contacted biologists at Fish & Wildlife about restrictions on their disposal. He will also send the pictures to Lake Advocates for their assessment and impact to the water quality in Lake Limerick.

Parks Improvement: Dennis noted that one of the existing wood benches was refinished and returned it to the Inn. His subcommittee is also developing a plan for procurement of new park benches and tables using the approved 2025 budget, and developing a process by which members can sponsor/purchase a memorial bench for placement around our parks and golf course.

Lake/Dam Operations: Joel – The following status was discussed:

- 1) Inn Island Bridge Repair/Replacement- The Project Manager, Chris, has received a \$60K ROM estimate from a local company for an aluminum bridge to replace our wooden bridge (delivery and installation would be extra). Chris is also reaching out to a couple of other bridge companies for competitive design and pricing information.
- 2) Inn Island Shoreline Repair - The Project Manager, Chris, obtained a \$10K quote from Dynamic Engineering (DE) for developing a bid package (including engineering). Chris was tasked to ask DE if their bid was for engineering the 2 design concepts from Loowit. Loowit still owes us examples of the two options proposed for upgrade/repair of the shoreline/swim beach, including landscaping options.
- 3) Leprechaun Dam Valve Repair/Replacement - The Project Manager, Chris, sent additional pictures to American Construction Company (ACC) the company with whom he is coordinating the Leprechaun valve repair/replacement effort. ACC has underwater divers and the plan is to have them evaluate/inspect and photograph the Leprechaun valve structure. Chris will also ask them to take pictures of the water line inlet (located in the lake) to the fire hydrant used to fill tanker trucks. We also suggested he have them inspect and photograph the Lake Limerick butterfly valve which functions to lower the lake in an emergency.

OLD BUSINESS:

1. Special Projects/Operations Manager – Mike Postlewait resigned as our Ops Mgr due to personal issues. The position has been reposted and interviews are being conducted.
2. Network Drive for Committee Use – No change; GM in discussion with IT providers.
3. Lake Shore Compliance Audit – Dennis and Dave are developing an action plan – see LD action item status discussion above. John provided "Compliance" status on the list of fences that Lou had identified (in June) as non-complaint to the LLCC architecture rules. Letters were initially sent out in June with \$100 fines for failure to submit an Architecture permit application. After not receiving responses to the initial letter, a second set of letters were recently sent to the same individuals with \$600 fines. Received a response from one member that the fence is a dog fence, but they removed it and subsequently Compliance removed the fine. Dave noted that there are some inconsistencies between the rules and the Architecture guidelines (declarations and bylaws). John responded that they (Architecture Committee) are revisiting the rules and Architecture guidelines.
4. Park Host Status – Dave had a meeting with our GM, Shannon, to discuss the process for obtaining Park Hosts. Shannon was concerned with two of last year's park hosts, who were invited back next year, as they had issues interfacing with a couple of HOA member/guests. After further discussion,

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she agreed we would invite them back next year but also conduct de-escalation strategies training with all our park hosts. There was also discussion about compensating park hosts. Dave did some research and found that none of the state/national parks compensate their park hosts. Shannon asked if we could pay a park host to perform park security or monitoring; Dave will investigate hourly wage, job description and candidate attributes for this type of position. Dave also noted that we have placed ads in Workamper, one ran for 2 weeks in November and will run for 2 weeks in December. So far, he has not received any applications. In the past, most of our park hosts were found via word of mouth, LLCC website and Facebook page. Shannon has requested to review and make updates to the Park Host duties; Dave will send her a MSword version. She asked about providing high-speed internet, so park hosts don't have to submit for re-imbursement from the Office; Dave will check into the cost for high-speed internet. The issue of security patrols (and lack thereof) was briefly discussed. Our current security company only patrols the parks 2 hours a day and generally not during high usage times. Rich Allen has agreed to help with formalizing the layout of the park host pad improvement upgrades that were developed earlier this year.

5. FY 2024/25 Budget Status – PAR Status was briefly discussed. Dennis will develop the PAR for new Park Benches and ADA Tables with a budget of \$6,000. [\[see Attachment 8 \]](#)
6. Member Attendance - Teddy showed the chart from last month's meeting summarizing LD member attendance over the last year Nov2023 – Oct2024 updated with attendance for November and December. Two members who were previously notified that they have missed a substantial number of meetings, and any further missed meetings would result in their removal from the committee have missed both last month's (November) and today's (December) meetings. Teddy agreed to send a memo informing these individuals that they are being removed from the committee due to attendance. They may attend meetings as a guest and submit a membership form to rejoin after attending three meetings over a 6-month period. [\[see Attachment 9 \]](#)

NEW BUSINESS

1. Upgrade Old Lyme Restroom For Year-Round Use PAR This PAR was previously distributed to the LD Committee for review and comment. Dennis gave an overview of the PAR. There was discussion by the committee on the need for this park restroom upgrade. A motion was made by Dennis and seconded by Leanne to approve this PAR and forward to the BoD for their approval. The motion to the BoD was passed unanimously.

**** See Motions to Board ****

2. PAR Process/ Resolution Update – Dennis gave a brief overview of the PAR process update and the action for each of the committees to provide feedback before the next Board meeting. Brian addressed the major changes and rationale for the update. After much discussion, it was agreed that; 1) committee members would provide their comments to Dennis by Wednesday, 2) Dennis will consolidate comments, 3) Dave, Dennis and Teddy will meet via Zoom on Thursday to consolidate and incorporate the comments into the Resolution and the PAR form, and 4) Teddy will forward to the Board the LD Committee recommendations. [\[see Attachment 10 \]](#)

Guest/Other Input – None

Review of Commitments & Action Items:

1. Brian – Send photos of salmon carcasses (from spawning) for review by Lake Advocates for assessment and impact to the health of Lake Limerick
2. LDC – Review proposed updates to the Project Budget Approval Process – Resolution 2024-01 and the PAR form; send your comments to Dennis Muretta by COB Wednesday Dec 11th. Dennis, Dave and Teddy will meeting via Zoom at 7pm Thursday Dec 12th to consolidate LDC comments which will be forwarded to the Board. Let Teddy know if you want to participate in the Zoom meeting.

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Review of Motions to the Board: See Motions to the Board below.

Motion to Adjourn: Dennis made the motion, Brian seconded, the motion was unanimously approved.
The meeting was adjourned at 12:11 PM.

Next Meeting – Saturday, January 4th, 9:30am in the Crow’s Nest

Look Ahead:

Dec 21 – Board of Directors Meeting
Dec 31 – New Years Eve Party @ The Inn
Jan 4 – Lake Dam Committee Meeting
Jan 18 – Board of Directors Meeting

Feb 1 – Lake Dam Committee Meeting
Feb 15 – Board of Directors Meeting
March 1 – Lake Dam Committee Meeting
March 15 – Board of Directors Meeting

Motions to the Board

Motion 1 - Lake Dam requests the Board approve the PAR for the Upgrade of Olde Lyme Park Restroom for Year-Round Usage.
[see Attachment 11]

Lakes, Dams and Parks Work Orders: status as of: 12December2024

Line	Date	Priority (1,2,3)	Behind Schedule	Pending Status	Safety Issue (Y/N)	Assigned To	Due Date	Completion Date	Requestor / Task POC	Project Status	
			Schedule Risk								
			On Schedule								
			Work Order Number	Task							
1	8/2/2023	1	2023-31	Inn Island Shoreline Stabilization	Y	Chris	TBD		LD / BoD	<p>12/5/24: Dynamic Eng. provided \$10K NTE for design, engineering, planning, and establishing bid requirements; Chris to confirm if that price includes both configurations and what is the cost for just one configuration. Will followup with Tim (Loowit) on his update based on the 2 selected designs as well as progress on Pre-Application Materials for the meeting with the Mason Co. Planning Dept.</p> <p>11/13/24: Tim suggested an engineering company to reach out to, to start feasibility and design concepts. Chris had a call with Dynamic Engineering & Consulting. More to follow.</p> <p>10/30/24: Had call with Tim at Loowit on 10/29. Tim is going to provide two proposals. Tim is going to provide some samples materials and some landscape design ideas. Dan Rictor (Member) may be able to help with the landscape design.</p> <p>10/2/24: Teams meeting invite sent for Tuesday, October 29th. 10/4/2024: Shannon will schedule a call with Loowit as a Q&A session.</p> <p>10/16/24: Lake Dam input from 9/25 email forwarded to Loowit for review.</p>	
2	12/14/2023	1	2023-41	Chris to perform trade study to either replace / repair the Lake Lep valve or recommend renting pumps when necessary.	Y	Chris	2/28/2024		LD	<p>12/5/2024: Chris sent add'l pictures to ACC; quote Estimated Cost Determination 12/15. Lake Dam would like to add to the scope: inspect the valve at the Lake Limerick dam by fish ladder. Chris has asked for an estimate to add this inspection and the timeframe.</p> <p>11/13/24: AAC acknowledged receipt of feedback/scope. Chris is awaiting schedule.</p> <p>10/30/24: Chris forwarded the feedback / scope to the diving company (Advanced American Construction).</p> <p>10/17/24: Asked LD to provide some Scope expectations and qualifications before we continue to engage with the vendors. Will have the list by end of day 10/18.</p> <p>10/16/24: Diving companies quoted \$8K-\$10K to have them come out for assessment.</p> <p>10/2/2024: They cannot come out until the end of the month. In the meantime the contractor will provide us a cost to inspect the valve and intake.</p> <p>9/17/24: Chris is awaiting a quote from a diver.</p> <p>9/4/24: We met with Ken a few weeks back and know his recommendations. The only one that would be feasible would be to have a diver perform the inspections and repairs. Chris will reach out to a couple of vendors to get an estimate for a diver to perform this work.</p> <p>8/22/24: LD Committee would like to have a follow up consultation with Ken Martig to discuss cost effective alternatives. The cost of \$250K seems very</p>	
3	4/18/2024	2	2024-32	Obtain thermometer and begin tracking Limerick water temperatures at the bottom of the lake as part of the Water Quality Testing Program	N	LD Gerardo	4/30/2024		LD	<p>10/31: Need to contact the equipment supplier to determine which handheld device is needed. Also contact Hobo to trouble shoot current logger.</p> <p>10/17/24: Had the call with LD and LA. 1. Potential replacement of the hobo link if it cannot be repaired. 2. Install PVC pipe at the output of Cranberry Lake and Lake Limerick. 3. Handheld unit. We need a 30' cable and probe, but not sure which handheld device we need.</p> <p>Lake Dam will figure out what it is we want / need to measure, then go from there.</p> <p>Shannon is going to reach out to Hobo to see if our current equipment can be repaired so that we are obtaining information every 12 hours.</p> <p>10/4/24: Shannon will schedule a call with Rob to discuss equipment.</p> <p>9/20/24: Rob from LA sent an email with a shopping list. Teddy recommends scheduling a call to review with LA.</p> <p>8/22/24: LA recommended the purchase of equipment (\$3,000). Forward information to Shannon.</p> <p>6/27/24: Teddy will ping LA for input. Asked for dates and time.</p> <p>6/26/24: Awaiting LA recommendations.</p> <p>6/13/24: Awaiting LA Recommendations.</p> <p>5/02/2024 Awaiting LA Recommendation. This action in PENDING status</p> <p>4/18/24 -- Need for this WO was derived from the LTLH sub team. LA has been asked to recommend the model/part number of a suitable thermometer.</p>	
4	6/11/2024	1	2024-40	Re-establish functionality of the pedestrian gates at Anglia Park	N	Gerardo	6/21/2024		LD	<p>12/12/24: Shannon will follow up with the vendor for status on the card/FOB lock pricing.</p> <p>12/12/24: Lake Dam will prepare the PAR.</p> <p>10/31/24: The bids have been provided to Mike for evaluation. We are also looking at a card or fob system for the locks.</p> <p>10/25/24: Viking Fence came out and will provide bid NLT week of November st.</p> <p>10/16/24: Secom Fencing came out and will send a bid.</p> <p>Gerardo: Please go by and wire-up the gap between the auto gate and pedestrian gate.</p> <p>10/4/24: LD has asked if we can move forward with just the repairs on the pedestrian gate.</p> <p>10/2/24: No updates.</p> <p>9/2/24: Awaiting 2nd bid. Going to reach out to one more vendor.</p>	

Lakes, Dams and Parks Work Orders: status as of: 12December2024

Line	Date	Priority (1,2,3)	Behind Schedule	Pending Status	Safety Issue (Y/N)	Assigned To	Due Date	Completion Date	Requestor / Task POC	Project Status
			Schedule Risk	On Schedule						
5	8/7/2024					Gerardo				<p>12/12/24: Dennis is going to research pricing for new benches/tables. He is also going to work on a proposed program to purchase memorial benches.</p> <p>12/12/24: Lake Dam will prepare the PAR.</p> <p>10/31/24: They all disassembled yesterday. The wood is in poor shape. LD and Mike are going to research metal benches and picnic tables.</p> <p>10/25/24: All of the benches have been removed and are being stored at the shop. Joel and Dennis are supposed to come by to disassemble the framing for future use.</p> <p>10/18/24: Lake Dam will let us know how many benches are needed and the proposed plan for replacement.</p> <p>We need to remove the metal parts for possible use or salvage yard. Joel and Teddy have volunteered to do this. Shannon will let Gerardo know that they will be coming over to do this.</p> <p>10/16/24: All have been removed and are in the shop. One has been fixed. LD is going to fix one. LD to let us know how many are needed.</p> <p>10/2/2024: Gerardo has removed six thus far. Need to know how many are needed, there is a shortage of storage space.</p> <p>9/20/24: Lake Dam do not think we need to fix/replace all of the benches once removed. They will survey the parks and let Shannon know which ones should be replaced.</p> <p>9/17/24: No updates.</p> <p>9/5/24: Once removed, notify Lake Dam to see if any of the benches can be salvaged.</p> <p>9/4/24: Removal will start next week with a deadline to have all removed by 10/31.</p> <p>8/22/24: Teddy recommended taking the three at the HOA office, have volunteers refinish and put out; he will coordinate. In addition, Gerardo will remove the others and determine the way forward.</p> <p>8/7/24: Gerardo will schedule to remove the benches. Determine if they are salvageable/refurbish able.</p>
6	9/17/2024					Gerardo	4/1/2025			<p>10/31/24: Wait on the arborist until spring.</p> <p>10/25/24: Shannon called an arborist, no response yet. Gerardo will trim any branches on the trail.</p> <p>9/16/24: Shannon will contact an arborist to look at the access road and all parks.</p> <p>10/4/24: LD has asked to have an arborist look at all of the parks.</p> <p>10/2/24: Please schedule time with Gerardo to walk it together. Also, walk Log toy.</p> <p>9/17/24: Gerardo will trim the trees. If any removals are needed we will remove ourselves or contract.</p> <p>Lake Dam: Requested as a result of 7 Sept Lake Dam Meeting</p>
7	10/18/2024					Chris				<p>12/5/2024: Topper provided a 60K ROM for a bridge (delivered to site); add'l costs for installation, adding concrete abutments, permitting, etc. is TBD.</p> <p>Chris in contact with another Bridge supplier to obtain design/pricing info. It cost \$4k for a drawing / design. Chris has reached out to two other bridge manufactures.</p> <p>11/13/24: Chris is awaiting a couple of designs from Topper Floats.</p> <p>10/30/24: Chris provided some additional samples of pre fabricated bridges (\$125K ball park costs, no including concrete work connection/walkway to)</p> <p>10/16/24: Chris will price out a prefab bridge that looks less prefab-ish</p> <p>10/2/2024: We have received a photo of the bare bones style bridge.</p>
8	10/18/2024					Gerardo	4/30/2025			<p>10/29/24: Parks are closed. Gerardo is going to address prior to spring.</p> <p>The sink handle is missing in the bathroom</p>
9	6/1/2024	2	2024-35	Paint balance of Limerick buoys with buoy coatings so all the buoys are good to go for 2025 season.	N	Joel Gerardo	3/30/2025		LD	<p>7/24/24: This is a winter project.</p> <p>7/12/24: Buoys have been delivered and installed. Joel will provide the cleaner and paint. Astoria Oregon is where the paint - Shannon to pay over the phone and Joel will pick up. Also purchase 15 snubbers.</p> <p>6/13/24: Joel will deliver the buoys he has stored at his home to Gerardo. Staff will clean and paint.</p> <p>Discussed during 28 May LD / GM WO meeting. Pending WO due to long lead activity.</p>
10	9/17/2024			Paint park out-buildings to be consistant with newly painted park bathrooms.		Gerardo	8/1/2025			<p>9/20/24: This project was part of the bathroom remodel according to Teddy. If we could purchase the paint now and if we have a few good days of weather then paint now. If not, save paint and paint next summer.</p> <p>9/17/24: This will have to be completed next summer. This is a non-budgeted project.</p> <p>Lake Dam: Requested as a result of 7 Sept Lake Dam Meeting</p>
11	10/31/2024			Anglia Park Bathroom Skylight		Gerardo				<p>10/31/24: Gerardo has a contractor coming out next week to assess and provide bid.</p>
12	10/31/2024			Log Toy		Gerardo				<p>12/12/24: We have the bids.</p> <p>10/31/24: Need to get bids to replace toilet and sink with stainless steele.</p>
13	12/12/2024			Log Toy		Gerardo				<p>12/12/24: There is a sign at Log Toy re: Boat Launch, which needs to be taken down. Take a look at the signs at the parks just to be sure all are accurate.</p>
14	12/12/2024			Anglia Park		Gerardo				<p>12/12/24: The picnic table needs to be moved under the cabana.</p>
15	12/12/2024			Lake Lepracaun		Gerardo				<p>12/12/24: (per email) clean up the area near the diverter</p>



Budget vs. Actuals

Accrual basis

Prepared By: Lake Limerick Country Club, Inc.
790 E. St. Andrews Dr
Shelton, WA 98584

Lake Department - Association level - FY24-25 Lake Dam

Account	11/1/2024 - 11/30/2024				10/1/2024 - 9/30/2025			
	Actual	Budget	Over Budget	% of Budget	Actual	Budget	Over Budget	% of Budget
Income								
48000 Lake Dam Income	0.00	833.33	(833.33)	0.00 %	0.00	10,000.00	(10,000.00)	0.00 %
Total for Income	\$0.00	\$833.33	(\$833.33)	0.00 %	\$0.00	\$10,000.00	(\$10,000.00)	0.00 %
Expense								
60150 Advertising and Promotion	142.20	0.00	142.20	--	142.20	0.00	142.20	--
62200 Community Improvement Expenses								
62270 Lake Expense	0.00	200.00	(200.00)	0.00 %	11,896.39	112,440.00	(100,543.61)	10.58 %
Total for 62200 Community Improvement Expenses	\$0.00	\$200.00	(\$200.00)	0.00 %	\$11,896.39	\$112,440.00	(\$100,543.61)	10.58 %
65000 Office Expenses								
65005 Janitorial & Laundry	366.38	0.00	366.38	--	366.38	0.00	366.38	--
65025 Supplies	0.00	58.75	(58.75)	0.00 %	0.00	705.00	(705.00)	0.00 %
Total for 65000 Office Expenses	\$366.38	\$58.75	\$307.63	623.63 %	\$366.38	\$705.00	(\$338.62)	51.97 %
68000 Taxes & Licenses Expense								
63805 Licenses and Permits	0.00	350.00	(350.00)	0.00 %	0.00	4,200.00	(4,200.00)	0.00 %
Total for 68000 Taxes & Licenses Expense	\$0.00	\$350.00	(\$350.00)	0.00 %	\$0.00	\$4,200.00	(\$4,200.00)	0.00 %
Total for Expense	\$508.58	\$608.75	(\$100.17)	83.54 %	\$12,404.97	\$117,345.00	(\$104,940.03)	10.57 %
Net Operating Income	(\$508.58)	\$224.58	(\$733.16)	-226.46 %	(\$12,404.97)	(\$107,345.00)	\$94,940.03	0.00 %
Net Income	(\$508.58)	\$224.58	(\$733.16)	-226.46 %	(\$12,404.97)	(\$107,345.00)	\$94,940.03	0.00 %

Lake Limerick Data Logger Readings
15Oct2024 thru 22Dec2024

#	Date-Time (PST/PDT)	Differential Pressure (psi)	Absolute Pressure (psi)	Temperature (°F)	Water Level (ft)	Barometric Pressure (psi)
1	10/15/2024 08:47:33	0.9343	15.6327	59.37	0.0581	14.6984
2	10/15/2024 20:47:33	0.9357	15.6088	59.54	0.0614	14.6730
3	10/16/2024 08:47:33	0.9346	15.5873	58.85	0.0587	14.6527
4	10/16/2024 20:47:33	0.9416	15.5694	59.37	0.0750	14.6278
5	10/17/2024 08:47:33	0.9389	15.5889	57.82	0.0685	14.6500
6	10/17/2024 20:47:33	0.9366	15.6938	58.85	0.0633	14.7572
7	10/18/2024 08:47:33	0.9364	15.7051	57.64	0.0626	14.7688
8	10/18/2024 20:47:33	0.9627	15.6890	57.64	0.1234	14.7263
9	10/19/2024 08:47:33	0.9806	15.7089	57.47	0.1647	14.7283
10	10/19/2024 20:47:33	0.9867	15.6799	57.47	0.1788	14.6932
11	10/20/2024 08:47:33	0.9838	15.5910	57.47	0.1721	14.6072
12	10/20/2024 20:47:33	0.9817	15.6135	57.64	0.1672	14.6318
13	10/21/2024 08:47:33	0.9773	15.6372	56.95	0.1570	14.6600
14	10/21/2024 20:47:33	0.9874	15.7130	57.12	0.1803	14.7255
15	10/22/2024 08:47:33	0.9762	15.7936	56.26	0.1543	14.8175
16	10/22/2024 20:47:33	0.9445	15.7407	56.78	0.0812	14.7962
17	10/23/2024 08:47:33	0.9274	15.7291	55.56	0.0415	14.8017
18	10/23/2024 20:47:33	0.8994	15.7250	55.91	-0.0231	14.8256
19	10/24/2024 08:47:33	0.8839	15.7276	54.70	-0.0591	14.8437
20	10/24/2024 20:47:33	0.8528	15.5774	55.04	-0.1308	14.7245
21	10/25/2024 08:47:33	0.8341	15.4762	54.17	-0.1741	14.6421
22	10/25/2024 20:47:33	0.8141	15.3767	54.70	-0.2202	14.5627
23	10/26/2024 08:47:33	0.8178	15.4727	54.52	-0.2117	14.6549
24	10/26/2024 20:47:33	0.8131	15.3909	54.70	-0.2225	14.5777
25	10/27/2024 08:47:33	0.8286	15.4136	54.17	-0.1868	14.5850
26	10/27/2024 20:47:33	0.8515	15.4435	54.35	-0.1339	14.5920
27	10/28/2024 08:47:33	0.8506	15.4753	53.65	-0.1361	14.6247
28	10/28/2024 20:47:33	0.8459	15.5062	54.00	-0.1469	14.6603
29	10/29/2024 08:47:33	0.8340	15.5462	52.95	-0.1745	14.7122
30	10/29/2024 20:47:33	0.8208	15.4989	53.65	-0.2049	14.6781
31	10/30/2024 08:47:33	0.8162	15.3745	52.95	-0.2156	14.5583
32	10/30/2024 20:47:33	0.8296	15.4240	52.78	-0.1847	14.5944
33	10/31/2024 08:47:33	0.8250	15.4194	52.43	-0.1953	14.5944
34	10/31/2024 20:47:33	0.8491	15.3888	52.25	-0.1397	14.5397
35	11/01/2024 08:47:33	0.8747	15.3263	51.90	-0.0807	14.4516
36	11/01/2024 20:47:33	0.8897	15.3730	52.07	-0.0460	14.4833
37	11/02/2024 08:47:33	0.8876	15.4449	51.55	-0.0510	14.5573
38	11/02/2024 20:47:33	0.8954	15.4912	51.90	-0.0329	14.5959
39	11/03/2024 07:47:33	0.8914	15.6173	51.20	-0.0422	14.7258
40	11/03/2024 19:47:33	0.8830	15.6586	51.72	-0.0615	14.7756
41	11/04/2024 07:47:33	0.8973	15.5139	51.37	-0.0286	14.6166
42	11/04/2024 19:47:33	0.8952	15.6133	50.84	-0.0335	14.7181
43	11/05/2024 07:47:33	0.8949	15.6898	50.67	-0.0342	14.7949
44	11/05/2024 19:47:33	0.8857	15.7372	50.84	-0.0554	14.8514
45	11/06/2024 07:47:33	0.8709	15.7349	50.31	-0.0896	14.8640

Lake Limerick Data Logger Readings
15Oct2024 thru 22Dec2024

46	11/06/2024 19:47:33	0.8678	15.6760	50.49	-0.0968	14.8082
47	11/07/2024 07:47:33	0.8623	15.6351	49.78	-0.1096	14.7728
48	11/07/2024 19:47:33	0.8514	15.5970	50.31	-0.1346	14.7456
49	11/08/2024 07:47:33	0.8486	15.5742	49.60	-0.1412	14.7257
50	11/08/2024 19:47:33	0.8426	15.5095	49.96	-0.1550	14.6669
51	11/09/2024 07:47:33	0.8384	15.4726	49.60	-0.1647	14.6342
52	11/09/2024 19:47:33	0.8419	15.4917	49.78	-0.1566	14.6498
53	11/10/2024 07:47:33	0.8393	15.4790	49.78	-0.1626	14.6397
54	11/10/2024 19:47:33	0.8395	15.3520	50.31	-0.1621	14.5125
55	11/11/2024 07:47:33	0.8786	15.3375	50.14	-0.0719	14.4590
56	11/11/2024 19:47:33	0.8798	15.4227	49.96	-0.0691	14.5429
57	11/12/2024 07:47:33	0.8877	15.5271	49.60	-0.0510	14.6394
58	11/12/2024 19:47:33	0.8912	15.4469	49.96	-0.0428	14.5557
59	11/13/2024 07:47:33	0.9180	15.3464	49.78	0.0190	14.4284
60	11/13/2024 19:47:33	0.9387	15.4059	49.96	0.0668	14.4672
61	11/14/2024 07:47:33	0.9478	15.5312	49.60	0.0877	14.5834
62	11/14/2024 19:47:33	0.9383	15.6028	49.78	0.0658	14.6645
63	11/15/2024 07:47:33	0.9289	15.6302	49.25	0.0441	14.7013
64	11/15/2024 19:47:33	0.9222	15.6484	49.25	0.0286	14.7261
65	11/16/2024 07:47:33	0.9133	15.5966	48.89	0.0080	14.6833
66	11/16/2024 19:47:33	0.9362	15.4469	48.72	0.0609	14.5107
67	11/17/2024 07:47:33	0.9498	15.4247	48.72	0.0922	14.4749
68	11/17/2024 19:47:33	0.9649	15.4723	48.18	0.1270	14.5074
69	11/18/2024 07:47:33	0.9578	15.5438	47.47	0.1106	14.5860
70	11/18/2024 19:47:33	0.9468	15.5703	47.65	0.0852	14.6236
71	11/19/2024 07:47:33	0.9490	15.5681	47.11	0.0902	14.6191
72	11/19/2024 19:47:33	0.9538	15.3556	46.75	0.1013	14.4018
73	11/20/2024 07:47:33	0.9731	15.4681	46.39	0.1458	14.4949
74	11/20/2024 19:47:33	0.9759	15.5300	46.39	0.1522	14.5541
75	11/21/2024 07:47:33	0.9691	15.5848	46.21	0.1365	14.6157
76	11/21/2024 19:47:33	0.9643	15.5700	46.21	0.1254	14.6057
77	11/22/2024 07:47:33	0.9654	15.3989	46.03	0.1280	14.4334
78	11/22/2024 19:47:33	0.9595	15.4510	46.21	0.1144	14.4914
79	11/23/2024 07:47:33	0.9418	15.4463	45.85	0.0735	14.5045
80	11/23/2024 19:47:33	0.9305	15.4840	45.85	0.0474	14.5535
81	11/24/2024 07:47:33	0.9287	15.5049	45.85	0.0433	14.5761
82	11/24/2024 19:47:33	0.9273	15.5250	45.85	0.0400	14.5978
83	11/25/2024 07:47:33	0.9400	15.5557	45.67	0.0693	14.6157
84	11/25/2024 19:47:33	0.9417	15.5970	45.85	0.0733	14.6553
85	11/26/2024 07:47:33	0.9352	15.6519	45.67	0.0583	14.7167
86	11/26/2024 19:47:33	0.9288	15.7161	45.85	0.0435	14.7873
87	11/27/2024 07:47:33	0.9225	15.7595	45.67	0.0290	14.8371
88	11/27/2024 19:47:33	0.9125	15.7491	45.49	0.0059	14.8366
89	11/28/2024 07:47:33	0.9076	15.7234	44.94	-0.0055	14.8158
90	11/28/2024 19:47:33	0.8982	15.6689	44.94	-0.0272	14.7706
91	11/29/2024 07:47:33	0.8923	15.6844	44.58	-0.0408	14.7921
92	11/29/2024 19:47:33	0.8946	15.6837	44.94	-0.0355	14.7891

Lake Limerick Data Logger Readings
15Oct2024 thru 22Dec2024

93	11/30/2024 07:47:33	0.8951	15.6824	44.58	-0.0343	14.7873
94	11/30/2024 19:47:33	0.8848	15.6773	44.76	-0.0581	14.7925
95	12/01/2024 07:47:33	0.8759	15.6560	44.03	-0.0787	14.7801
96	12/01/2024 19:47:33	0.8686	15.6549	44.22	-0.0955	14.7863
97	12/02/2024 07:47:33	0.8606	15.6749	43.67	-0.1140	14.8143
98	12/02/2024 19:47:33	0.8473	15.6705	43.85	-0.1447	14.8231
99	12/03/2024 07:47:33	0.8391	15.6571	43.48	-0.1636	14.8181
100	12/03/2024 19:47:33	0.8250	15.6367	43.30	-0.1961	14.8117
101	12/04/2024 07:47:33	0.8189	15.6175	43.12	-0.2102	14.7986
102	12/04/2024 19:47:33	0.8064	15.5769	42.93	-0.2391	14.7705
103	12/05/2024 07:47:33	0.8002	15.6134	42.20	-0.2534	14.8131
104	12/05/2024 19:47:33	0.7855	15.6172	42.93	-0.2873	14.8317
105	12/06/2024 07:47:33	0.7787	15.5791	42.20	-0.3030	14.8004
106	12/06/2024 19:47:33	0.7672	15.4771	42.75	-0.3295	14.7099
107	12/07/2024 07:47:33	0.7752	15.4435	42.75	-0.3111	14.6682
108	12/07/2024 19:47:33	0.7779	15.5016	42.93	-0.3048	14.7237
109	12/08/2024 07:47:33	0.7813	15.5229	42.38	-0.2970	14.7416
110	12/08/2024 19:47:33	0.7751	15.6086	42.57	-0.3113	14.8334
111	12/09/2024 07:47:33	0.7732	15.6651	42.57	-0.3157	14.8919
112	12/09/2024 19:47:33	0.7640	15.6624	42.57	-0.3369	14.8984
113	12/10/2024 07:47:33	0.7630	15.6296	41.83	-0.3392	14.8667
114	12/10/2024 19:47:33	0.7619	15.5518	42.38	-0.3418	14.7899
115	12/11/2024 07:47:33	0.7569	15.4615	41.83	-0.3533	14.7047
116	12/11/2024 19:47:33	0.7546	15.3354	42.01	-0.3586	14.5808
117	12/12/2024 07:47:33	0.7522	15.3062	41.83	-0.3642	14.5540
118	12/12/2024 19:47:33	0.7501	15.3156	41.83	-0.3690	14.5656
119	12/13/2024 07:47:33	0.7490	15.2796	42.01	-0.3715	14.5306
120	12/13/2024 19:47:33	0.7981	15.2308	42.20	-0.2583	14.4327
121	12/14/2024 07:47:33	0.8063	15.2281	42.20	-0.2393	14.4218
122	12/14/2024 19:47:33	0.8297	15.4375	42.38	-0.1853	14.6078
123	12/15/2024 07:47:33	0.8397	15.5855	42.01	-0.1623	14.7458
124	12/15/2024 19:47:33	0.8334	15.5441	42.20	-0.1768	14.7107
125	12/16/2024 07:47:33	0.8528	15.4534	42.20	-0.1321	14.6005
126	12/16/2024 19:47:33	0.8522	15.4702	42.20	-0.1334	14.6179
127	12/17/2024 07:47:33	0.8707	15.5592	42.38	-0.0908	14.6886
128	12/17/2024 19:47:33	1.0075	15.6079	42.57	0.2248	14.6004
129	12/18/2024 07:47:33	1.2411	15.9249	43.12	0.7638	14.6838
130	12/18/2024 19:47:33	1.2009	15.9912	42.93	0.6711	14.7902
131	12/19/2024 07:47:33	1.1316	15.8306	43.48	0.5112	14.6990
1	12/19/2024 09:02:18	1.1232	15.8179	43.48	0.0814	14.6946
2	12/19/2024 21:02:18	1.0918	15.7628	44.76	0.0091	14.6710
3	12/20/2024 09:02:18	1.0521	15.7045	44.94	-0.0825	14.6524
4	12/20/2024 21:02:18	1.0161	15.6712	45.12	-0.1656	14.6550
5	12/21/2024 09:02:18	0.9883	15.5599	44.94	-0.2297	14.5717
6	12/21/2024 21:02:18	0.9932	15.6758	44.22	-0.2185	14.6826
7	12/22/2024 09:02:18	0.9809	15.6128	44.40	-0.2468	14.6320
8	12/22/2024 21:02:18	1.0066	15.6010	44.58	-0.1875	14.5944

PARK MAINTENANCE MONTHLY REPORT

DATE

Dec 27 2024

Friday

ANGLIA BEACH		YES/NO	Needs Attention
	Garbage can(s) empty? (They are emptied Mon & Fri) 1/4 full	Yes	
	Dog Station has poop bags available?	Yes	
	Litter picked up?	Yes	
	Restroom is cleaned and stocked? (Done Mon & Fri May1-Oct 31) 1	Locked	
	Lawn mowed recently?	N/A	
	Ground debris cleaned up?	No	X
	All debris removed from spillway? Fast & furious water	No	
	Safety floats are above the water at the spillway? "	No	
	Notes:		
BANBURY PARK		YES/NO	
	Garbage can(s) empty? (They are emptied Mon & Fri) 1/4 full	Yes	
	Dog Station has poop bags available?	Yes	
	Litter picked up?	Yes	
	Restroom is cleaned and stocked? (Done Mon & Fri May1-Oct 31)	Yes	1 Locked
	Lawn mowed recently?	N/A	
	Ground debris cleaned up?	No	X
	Notes:		
CLUBHOUSE/INN		YES/NO	
	Garbage can(s) empty? (They are emptied Mon & Fri) 1/4 full	Yes	
	Dog Station has poop bags available?	Yes	
	Litter picked up?	Yes	
	Lawn mowed recently?	N/A	
	Ground debris cleaned up?	No	X
	Are pathways clear?	Yes	
	Notes:		

		YES/NO	Needs Attention
LEPRECHAUN PARK	Garbage can(s) empty? (They are emptied Mon & Fri) <i>1/4 full</i>	Yes	
	Dog Station has poop bags available?	Yes	
	Litter picked up?	Yes	
	Lawn mowed recently?	N/A	
	Ground debris cleaned up?	Yes	
	Debris removed from spillway?	Yes	
	Notes:		
LOG TOY PARK	Garbage can(s) empty? (They are emptied Mon & Fri) <i>1/4 full</i>	Yes	
	Dog Station has poop bags available?	Yes	
	Litter picked up?	Yes	
	Restroom is clean and stocked? (Done Mon and Fri May 1-Oct 31)	N/A	Locked
	Lawn mowed recently?	N/A	
	Ground debris cleaned up?	Yes	
	Notes:		
OLDE LYME PARK	Garbage can(s) empty? (They are emptied Mon & Fri) <i>1/4 full</i>	Yes	
	Dog Station has poop bags available?	Yes	
	Litter picked up?	Yes	
	Restroom is clean and stocked? (Done Mon and Fri May 1-Oct 31)	Locked	
	Lawn mowed recently?	N/A	
	Ground debris cleaned up?	Yes	
	Notes:		
WAY TO TIPPERARY	Garbage can(s) empty? (They are emptied Mon & Fri) <i>1/4 full</i>	Yes	
	Dog Station has poop bags available?	No	X
	Litter picked up?	Yes	
	Restroom is clean and stocked? (Done Mon and Fri May 1-Oct 31)	N/A	Locked
	Lawn mowed recently?	N/A	
	Ground debris cleaned up? <i>lots of tree debris</i>	No	X
	Notes: <i>Both doors missing in bathroom but gates locked</i>		X

Lake Dam Committee Action Item Status

As of: 4January2025

Commitments & Action Items	Date Assigned	Assigned To	Due Date	ECD / Status
<p>Perform Shoreline audit in Spring 2023 for non-compliances; non-permitted boat lifts/docks/floats, unauthorized intrusions/constructions, e.g. beach retaining walls, fences, etc.</p>	<p>7-Jan-23</p>	<p>Dennis Dave</p>		<p>2Nov2024 Dennis/Dave are working on a draft plan for the audit - see Nov 2nd meeting minutes for more details. 5Oct2024 Dennis indicated willingness to coordinate the checklist and audit. Dave volunteered to review the audit check list; will coordinate with Dennis. 7Sept2024 Dennis to review list and verify lawns/landscaping shoreline setbacks included. 6Jan2024 Using list provided by Duane (5Jan2024) need volunteer to develop audit check sheet. Placeholder for Spring/Summer LD Committee activity. Volunteers will be needed.</p>
<p>Prepare memo to send to HOA member Terry Briscoe (3-12) documenting disapproval of his Vessel Registration form submittal.</p>	<p>2-Nov-24</p>	<p>Lou</p>		<p>Prepare a memo to Terry spelling out that his request was denied and outlining the reasons why. Terry can make corrections and resubmit.</p>
<p>Provide photos of Fish Carcasses to Lake Advocates for impact to Lake health</p>	<p>7-Dec-24</p>	<p>Brian</p>		<p style="text-align: center;">COMPLETE</p> <p>Brian has been in contact with WDFW regarding options for disposal of fish carcasses; will send photos of fish carcasses to Rob/Harry at LA for their assessment to impact to lake health.</p>

Lake Dam Committee Action Item Status

As of: 4January2025

Commitments & Action Items	Date Assigned	Assigned To	Due Date	ECD / Status
PAR Process/Resolution Update, Assessment	7-Dec-24	LDC		<p style="text-align: center;">COMPLETE</p> <p>Committee member to provide their comments to Dennis by Wednesday 11Dec; Dave, Dennis and Teddy will meet 12Dec and consolidate LDC comments into the Draft update Resolution and PAR form; Teddy will forward to the Board the Committee recommendations.</p>

LAKE DAM FY2025 BoD/HOA APPROVED PROJECTS

Status as of 4January2025

Project / Equipment Description	Funding Source	Cost Estimate	Comments (PAR Assignment In Bold)
Inn Island Shoreline Stabilization (Ph 2)	Capital	\$100,000	Permitting, Design & Construction (PAR requires Ph 1 completion)
Bird Sanctuary Dredging (Ph 1)	Reserves	\$17,000	Feasibility Study; PAR - Brian: PAR Approved by BoD
Upgrade Old Lyme Restroom for Year-round use		\$15,000	Use Banbury as model; PAR - Dennis: pending BoD approval
Replace Lake Patrol Boat with newer used craft		\$15,000	Boat beyond repair; PAR - Revised PAR approved by BoD; Boat purchase completed
Anglia Park Gates Replacement	Capital	\$35,000	Replace Auto and Pedestrian Gates; PAR - Dennis: pending BoD approval
Leprechaun Dam Valve Replcmnt (Ph 1)	Reserves	\$40,000	Assess condition of culvert & valve installation interface; PAR - GM
New Park benches and tables	Capital	\$6,000	Replace some of the worn/damaged items at Parks; PAR - Dennis: pending BoD approval
TOTAL		\$228,000	

Lake Dam Projects submitted but not Approved

Inn Island Bridge Upgrade/Rebuild (Ph2)		\$7,750	Repair/Replace trade study; K. Martig 27June2024 proposal \$7,750
Lower Cranberry Creek Sediment Abatement		\$14,000	design/permit \$12K, install \$2K, PAR - Brian
Bird Sanctuary Dredging (Ph 2)		\$70,000	Detailed Engr/Permitting (need PH1 completed)
Lake Leprechaun Dredging (Ph 2)	Reserves	\$70,000	Detailed Engr/Permitting; Appvd FY2023/24, NOT STARTED
Lake Leprechaun Boat Launch Replacement		\$10,000	Need materials estimate from Gerardo
Park Host Pad Update (Log Toy & Banbury)		\$20,000	PARs - Dave , Drafted; Phased approach (Dennis will assist)
Parks Strategic Development Plan *		\$10,000	Update/Improve Amenities; PAR - Dennis

* Beach Condition/Access, Pavillions, Parking, Childrens Play Areas, Landscaping, Other

Deferred

Cranberry Lake SWDS Basin Cleanout (Ph1)	TBD	Need LA's assessmnt/report
Sport Court Surface Restoration	\$250,000	\$200-\$300K range; need refined cost estimates

LDC Member Attendance November 2023 thru January 2025

1/4/2025

	MM	2023			2024												2025	Membership Status
		Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan		
Lou Jackson	1	P	P	P	P	P	P	P	P	P	P	P	P	P	M	P		
Dennis Muretta	2	P	P	P	P	P	P	P	P	P	P	M	M	P	P	P		
John McRoberts	9	M	P	M	P	M	M	M	P	P	M	P	M	M	M		REMOVED	
Maureen Glenn	6	M	M	M	P	P	P	M	P	P	P	P	P	M	M	P		
Steve Glenn	6	M	M	M	P	P	P	M	P	P	P	P	P	M	M	P		
Joel Gray	4	P	P	P	M	M	P	M	P	P	M	P	P	P	P	M		
Teddy Lovgren	0	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P		
Jared Foss	2	P	P	P	P	P	P	P	P	P	P	P	P	P	M	P		
Brian Smith	1	P	P	P	P	P	P	P	P	P	P	P	M	P	P	P		
Dave Kohler	4	P	P	P	P	P	M	M	P	P	M	P	P	P	P	M		
Karen Kohler	4	P	P	P	P	P	M	M	P	P	M	P	P	P	P	M		
Hanna Landsverk	9	M	M	P	P	P	M	M	P	P	M	M	M	P	M		REMOVED	
Tim Reber	Joined Oct2024													P	P	P	P	
Leanne Milligan	Joined Nov2024														P	P	P	
Sue Ingersoll	Joined Nov2024													P	M	M		
Gary Wilson	Joined Dec2024														P	P		
Richard Allen	Joined Dec2024														P	P		

P = Meetings Attended (Present)

M = Missed Meeting

■ = Not on Committee

PROJECT APPROVAL REQUEST

1. Project Name: Olde Lyme Park Restroom Upgrade for Year around Usage

2. The Person or Persons and Committee Proposing the Project:

The Lake Dam Committee and LLCC BOD are sponsoring this project.

3. The Project's Description/Scope Including:

a) Narrative description of the project.

This project will upgrade the restroom at Olde Lyme park to facilitate its use by members on a year-round basis. Historically, all LLCC park restrooms are closed and winterized from November 1st to April 15th of each year to prevent the water lines from freezing during cold winter months. Members noted in a previous "parks survey" that they would like to see at least one functioning restroom open year around to support winter park users and exercise walkers. During the FY 2023 budget cycle, funding was approved to upgrade the restroom in Banbury park for year around usage. This remodel was completed and involved routing nearby power to the restroom and installing an interior heater, a fan with lights and an in-line hot water heater to the restroom sink. Heating was added to both adjoining restroom areas since a common water source is used and both required heating to prevent freezing. In the 2025 budget cycle, the Board decided that the restroom at Olde Lyme Park should be upgraded in a similar manner for use by members in Divisions 4 and 5 (on the west side of Mason Lake road). The upgrade would be patterned after what was done with the Banbury restroom and will take advantage of all lessons learned from that project.

b) The project's purpose and the value LLCC members will receive from the completed project, including any health and safety improvement aspects.

The purpose of this project is to provide LLCC members in Divisions 4 and 5 with a functioning restroom for use on a year around basis. Currently, due to concerns about water line freezing, the restroom at Olde Lyme park is closed and winterized from November through April of each year. Members can use the park throughout the year but will have no functioning restroom during the winter months. This complicates their visit especially if they have small children, and may ultimately limit their ability to enjoy park visitations. In addition, walkers and joggers frequently need to make restroom stops as they walk or jog around our development and having an open restroom facility would be beneficial to them as well.

c) Description, drawings and sketches as necessary to understand the project.

The Olde Lyme Restroom upgrade will be modeled on the Banbury park restroom upgrade.

PROJECT APPROVAL REQUEST

d) The approximate cost for the project, and the basis and assumptions for that cost estimate.

It is estimated that the total cost of this project is \$15,000. This amount has been included and approved in the FY 2025 LLCC budget. This estimate is based on expenditures experienced during the Banbury restroom remodel. Specific project tasks associated with this project include:

- 1) Route power from an adjacent power pole into both restrooms and terminate in a fuse panel (100 amp).
- 2) Install a heater in both bathrooms with tamper proof thermostat
- 3) Install a restroom ceiling using particle board or plywood sheets. Include cutouts for roof skylights if applicable.
- 4) Install the following equipment in one restroom designated to be open year around: a) overhead light/fan with motion sensor and b) in-line 120-volt tankless electric water heater on the hot water line for the sink.

e) A recommendation as to whether the project should be delivered in-house with LLCC staff, use outside contractors or consultants, or be carried out by a combination of in-house and outside resources.

This project should be managed by our Facilities manager and the work performed by our maintenance personnel with subcontracted help from an experienced local electrical contractor. The latter effort will involve routing power from an adjacent power pole to an electrical fuse panel installed on the side of the restroom. PUD 3 will also be required to support routing of power from the existing power pole.

f) An approximate schedule, including any time constraints regarding project activities or completion dates.

Since the Olde Lyme restroom is already winterized and closed for the 2024/2025 winter months, this project needs to be scheduled and completed prior to next year's winter season. Facilities should plan the work consistent with other demands for their time. Completion should be targeted for no later than the end of September, 2025 before Fiscal Year budgeted funds expire.

4. The budget status of the project.

Funding for this project (\$15,000) has been authorized by the BOD and included in the FY 2025 LLCC baseline budget.

5. Any additional considerations the board may need to consider, including any foreseeable project risks or liabilities.

Olde Lyme restroom is somewhat isolated and can be prone to vandalism. Having the restroom unlocked during daylight hours adds to the risk. Making sure a camera is set up to monitor the restrooms would help deter this possibility.

PROJECT APPROVAL REQUEST

6. The proposed project manager.

This project will be managed by the LLCC Facilities manager.

7. Evidence of coordination with appropriate staff departments and management.

The project has been reviewed with the Facilities Manager and the General Manager who support its objective and scope.

PROJECT APPROVAL REQUEST

1. **Project Name; Re-establish Functionality of the Pedestrian and Car Gates at Anglia Park**
2. **The Person or Persons and Committee Proposing the Project:**

The Lake Dam Committee and the LLCC GM are co-sponsoring this project.

3. **The Project's Description/Scope Including:**

- a. **Narrative description of the project.**

Maintenance problems are being encountered on a continuing basis with both the main entrance pedestrian and car gates and the pedestrian dam gate to Anglia park. These gates are intended to control members' access to both the park and sensitive dam areas as well as prevent access by unauthorized personnel.

The pedestrian dam gate is located adjacent to dam access road and entry is achieved via a keypad passage lock which is currently nonfunctional. This gate is important because it controls unauthorized personnel from entering the LLCC park and dam areas from the WDFW public boat launch. The main entrance gate consists of both a personnel access gate and a car gate. Both use keypads to control access. The car and personnel access gates are often non-functional due to recurring issues with the access keypad locks and motor mechanisms. Car access through the main car gate is achieved via a rolling (open/closed) slide gate activated by a keypad. Problems with motor overheating often occur which prevents gate opening/closing and therefore car ingress/egress. Maintenance costs for all gates are high due to the age of the technology and inability to obtain repair/replacement parts.

- b. **The project's purpose and the value LLCC members will receive from the completed project, including any health and safety improvement aspects.**

The purpose of this project is to repair or replace the existing Anglia Park car and pedestrian access gates with sturdier gate structures and more reliable access provisions (keypads, other). This will provide several benefits to our membership including: 1) reliable access to Anglia Park 2) improved control of non-member access to the park and dam areas and 3) reduction in yearly maintenance expenditures required for continual repair of the current systems. Improved access control would also improve member safety in that the HOA will not have to deal with unwanted intruders.

Selection of repair versus replace options will require assessment by, and discussions with gate contractors selected to bid on this project.

- c. **Description, drawings and sketches as necessary to understand the project.**

Photographs of current gate structures are provided below. Replacement gates will be similar in design to these existing structures but be sturdier, more reliable and utilize current technology.

- d. **The approximate cost for the project, and the basis and assumptions for that cost estimate.**

It is estimated that the total cost of this project will not exceed \$35,000. This amount has been included and approved in the FY 2025 LLCC budget.

PROJECT APPROVAL REQUEST

- e. **A recommendation as to whether the project should be delivered in-house with LLCC staff, use outside contractors or consultants, or be carried out by a combination of in-house and outside resources.**

This project will be managed by our Facilities and Operations managers and the work performed as a contracted effort with a reputable fencing company.

- f. **An approximate schedule, including any time constraints regarding project activities or completion dates.**

The schedule goal for this project is to get the planned work completed by opening of the 2025 summer season (May 2025). Bids have been solicited from three fencing contractor's with two providing bid packages. Based on these initial inputs, it appears that the project cost and schedule goals are achievable.

4. The budget status of the project.

Funding for this project (\$35,000) has been authorized by the BOD and included in the FY 2025 LLCC baseline budget.

5. Any additional issues the board may need to consider, including any foreseeable project risks or liabilities.

An important consideration is the selection of an effective technology for controlling access. Options include key cards or similar devices, member specific access codes, a single use access code or other methods enabled by our new electronic locks. A trade study will be conducted jointly with the Lake Dam Committee and our General and/or Operations Manager to select a baseline approach.

6. The proposed project manager.

This project will be managed jointly by the LLCC Operations and Facilities managers.

7. Evidence of coordination with appropriate staff departments and management.

The project has been reviewed with the Facilities Manager and the General Manager who support its objective and scope.



Main Entrance Gates (Anglia Park)

Pedestrian Gate at the Dam access road

PROJECT APPROVAL REQUEST

1. Project Name; New Park Benches and Tables

2. The Person or Persons and Committee Proposing the Project:

The Lake Dam Committee and LLCC GM are co- sponsoring this project.

3. The Project's Description/Scope Including:

a) Narrative description of the project.

This project will procure new metal benches (Qty 3) and picnic tables (Qty 2) for placement in our LLCC parks. These benches/tables will replace worn wooden items that, due to age, vandalism and neglect, have deteriorated significantly and represent a safety hazard to members.

Over the past several years LLCC has been replacing existing degraded wood picnic tables in all parks with new, plastic coated perforated metal units. To date, a total of 14 tables have been replaced and 7 wooden tables remain. As a part of this replacement effort, ADA compliant tables are being procured.

In regard to park benches, last year all benches were removed from the parks and discarded because they had deteriorated to the point they represented a "user" safety hazard. This will be the first year we will start selectively replacing these benches.

b) The project's purpose and the value LLCC members will receive from the completed project, including any health and safety improvement aspects.

The purpose of this project is to continue replacing deteriorated wood picnic tables and purchase replacement benches (for park play areas) with durable lower maintenance products.

c) Description, drawings and sketches as necessary to understand the project.

The following summarizes information on the tables and benches recommended for procurement:

TABLES (see below picture insert)

- Supplier: Commercial Site Furnishings, Montgomery Alabama
- Table Type: 8 Foot ADA Y Base, Perforated Metal Picnic Table, Color Brown
- Purchase Quantity/Price: 2 @ \$1005 each (base price w/o taxes, shipping)

BENCHES (see below picture insert)

- Supplier: Belson Outdoors, Naperville, Illinois
- Bench Type: Model 940S-P6, Six Foot Length, In-Ground Mount, Color Brown
- Purchase Quantity/Price: 3 @ \$878 each (base price w/o taxes, shipping)

PROJECT APPROVAL REQUEST

d) The approximate cost for the project, and the basis and assumptions for that cost estimate.

It is estimated that the total cost of this project, including base price, taxes and shipping is **\$5,839**, breakdown as follows:

Tables

Purchase 2 @ \$1,005 = \$2010 + \$171 (sales tax) + \$400 (shipping) = \$2,581 Total
Per Unit Cost = \$1,290

Benches

Purchase 3 @ \$878 = \$2,634 + 224 (sales tax) + \$300 (shipping) = \$3,158 Total
Per Unit Cost = \$1,053

Misc. Supplies

Concrete, form boards, etc. for mounting benches = \$100 (total for 3 benches)

e) An approximate schedule, including any time constraints regarding project activities or completion dates.

The tables and benches can be ordered immediately upon BOD approval of this PAR. The goal would be to have them installed by start of the 2025 summer season.

f) The budget status of the project.

A total of \$6,000 was approved for this project in the FY2025 budget.

4. Any additional considerations the board may need to consider, including any foreseeable project risks or liabilities.

None

5. The proposed project manager.

This project will be managed by the LLCC Facilities and/or Operations Manager.

6. Evidence of coordination with appropriate staff departments and management.

The project has been reviewed with the General Manager who support its objective and scope.



PARK TABLE AND BENCH SUMMARY - 4January2025

\$6K approved FY2025 budget will cover new purchase of 3 steel benches and 2 steel ADA picnic tables

PARK	CURRENT LOCATION	CURRENT TABLE/BENCH	WOOD STEEL		COMMENTS
					2025 ADD RECOMMENDATIONS
ANGLIA	PARK HOST PAD	WOOD TABLE	1		
	PLAY AREA	NONE			ADD 1 BENCH
	LAKESIDE	WOOD TABLE	1		ADD 1 TABLE (replace wood table)
	LAKESIDE	STEEL TABLE		3	1 ADA Table
BANBURY	PARK HOST PAD	WOOD TABLE	1		
	PLAY AREA	WOOD TABLE	1		
	LAKESIDE	STEEL TABLE		2	Both ADA
LOG TOY	PARK HOST PAD	NONE			ADD 1 TABLE (swap with Lakeside)
	PLAY AREA	NONE			ADD 1 BENCH
	LAKESIDE	STEEL TABLE		1	Non-ADA (was at Park Host site)
	GAEZBO	STEEL TABLE		2	Both ADA
WAY TO TIPPERARY	PARK HOST PAD	NONE			limited space
	LAKESIDE	WOOD TABLE	1		
		STEEL TABLE		1	Non-ADA
LEPRECHAUN	PLAY AREA	STEEL TABLE		1	ADA
		WOOD TABLE	1		
	LAKESIDE	NA			
PARK AT THE INN	PLAY AREA	NONE			ADD 1 BENCH
	INN ISLAND	STEEL TABLE		2	Non-ADA
	SNACK SHACK	STEEL TABLE		1	ADA
OLDE LYME	PLAY AREA	STEEL TABLE		1	Non-ADA
	SPORTS COURT	NONE			move Angia wood table to this location
	LOWER FIELD	WOOD TABLE	1		
TOTALS			7	14	

\$1,290 unit cost for ADA metal picnic table (includes taxes & shipping)

\$1,053 unit cost for metal bench (includes taxes and shipping)

Yellow Highlight denotes recommended changes

Lake/Dam

December 2024

Minutes Package

Lake Dam Committee December 2024 Meeting Minutes
7December2024

Call to Order - Meeting called to order at 9:30am.

Roll Call Committee Members: (P)=Present; (A)=Absent; (E)=Excused

Lou Jackson (E)	Teddy Lovgren (P)	Maureen Glenn (E)
Dennis Muretta (P)	Jarred Foss (A)	Steve Glenn (E)
Joel Gray (P)	Tim Reber (P)	Dave Kohler (P)
Brian Smith (P)	Leanne Milligan (P)	Karen Kohler (P)
John McRoberts (E)	Sue Ingersoll (A)	Hanna Landsverk (E)

Guests: Dean Dyson 2-200, Mike Prather 3-16, Sandy Nelson 4-183, Rich Allen 1-05, Gary Wilson 3-63, Rob Koenig 3-152, John Ingemi 3-244

New Members

Two individuals submitted applications for membership to the Lake Dam Committee, Rich Allen and Gary Wilson. Both have attended the requisite three meetings over the last six months. Dave made a motion to approve Rich and Gary as new LD Committee members, seconded by Dennis. Both were unanimously accepted by vote of the members present.

Chairperson's Opening Comments: Teddy Lovgren

Rich volunteered to take meeting notes.

Meeting Minutes approval

Karen proposed, Brian seconded a motion to accept the November meeting minutes. Motion passed unanimously. [\[see Attachment 1 \]](#)

Correspondence – None.

Motions to the Board Status Two Lake Dam Committee approved PARs listed below were submitted to the Board; both were approved by the Board during the November 19th BoD meeting.

Motion 1: LD requested Board approve the revised PAR for the replacement of the Lake Patrol Boat

Motion 2: LD requested the Board approve the PAR for Bird Sanctuary Vegetation and Sediment Removal – Phase 1 Feasibility Study.

FUNCTIONAL REPORTS:

GM/OM report: The GM/OM report was limited to financial data, lake data logger readings and the Work Order status. Teddy presented the financial report, which was viewed by members. There were questions about the expenditure distributions on some of the line items. There were also other areas that still need to be clarified (e.g. "income"). [\[see Attachments 2, 3, 4, & 5 \]](#)

Parks Report: Maureen and Steve, who perform our park surveys, were not at the meeting. Their park status report was briefly reviewed. Dave asked if the exposed water faucet/pipe at Banbury had been insulated. Teddy sent an email earlier to Shannon recommending the water faucet be replaced with a hydrant faucet or at minimum insulate/wrap the exposed faucet/pipe. There was a recommendation to install hydrants at each of the Park Host pads as part of their upgrade. [\[see Attachment 6 \]](#)

Docks/Floats Permits: Teddy – No applications submitted for this reporting period.

Boat Registrations: Lou (out sick) – No new vessel registrations were approved during November. There are several pending registrations which require receipt of missing data. John checked the folder in the office and noted there was new information provided for a couple of the pending registrations. Lou needs to review this information to confirm compliance with registration requirements.

LD Action Item List: Teddy - Shoreline Audit plan is still under development by Dennis and Dave. Lou has attempted to contact Terry Brusio about his non-compliant markup of the vessel registration form.

[\[see Attachment 7 \]](#)

Lake Dam Committee December 2024 Meeting Minutes
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SUBTEAM REPORTS

Long Term Lake Health: Brian led discussion on the following:

Brian will schedule a meeting of the LTLH team for January to discuss/agree upon a water quality testing program starting this spring. Teddy noted there is a heavy accumulation of green plant growth along the shoreline on the south (west) end of Lake Limerick. Pictures were sent to Lake Advocates (Rob) who identified it is filament algae. There was also discussion about all the salmon carcasses along the lake shoreline and several questioned if there's anything we can do to dispose of them. Brian has pictures of the heavy accumulation of dead fish carcasses and has contacted biologists at Fish & Wildlife about restrictions on their disposal. He will also send the pictures to Lake Advocates for their assessment and impact to the water quality in Lake Limerick.

Parks Improvement: Dennis noted that one of the existing wood benches was refinished and returned it to the Inn. His subcommittee is also developing a plan for procurement of new park benches and tables using the approved 2025 budget, and developing a process by which members can sponsor/purchase a memorial bench for placement around our parks and golf course.

Lake/Dam Operations: Joel – The following status was discussed:

- 1) Inn Island Bridge Repair/Replacement- The Project Manager, Chris, has received a \$60K ROM estimate from a local company for an aluminum bridge to replace our wooden bridge (delivery and installation would be extra). Chris is also reaching out to a couple of other bridge companies for competitive design and pricing information.
- 2) Inn Island Shoreline Repair - The Project Manager, Chris, obtained a \$10K quote from Dynamic Engineering (DE) for developing a bid package (including engineering). Chris was tasked to ask DE if their bid was for engineering the 2 design concepts from Loowit. Loowit still owes us examples of the two options proposed for upgrade/repair of the shoreline/swim beach, including landscaping options.
- 3) Leprechaun Dam Valve Repair/Replacement - The Project Manager, Chris, sent additional pictures to American Construction Company (ACC) the company with whom he is coordinating the Leprechaun valve repair/replacement effort. ACC has underwater divers and the plan is to have them evaluate/inspect and photograph the Leprechaun valve structure. Chris will also ask them to take pictures of the water line inlet (located in the lake) to the fire hydrant used to fill tanker trucks. We also suggested he have them inspect and photograph the Lake Limerick butterfly valve which functions to lower the lake in an emergency.

OLD BUSINESS:

1. Special Projects/Operations Manager – Mike Postlewait resigned as our Ops Mgr due to personal issues. The position has been reposted and interviews are being conducted.
2. Network Drive for Committee Use – No change; GM in discussion with IT providers.
3. Lake Shore Compliance Audit – Dennis and Dave are developing an action plan – see LD action item status discussion above. John provided "Compliance" status on the list of fences that Lou had identified (in June) as non-complaint to the LLCC architecture rules. Letters were initially sent out in June with \$100 fines for failure to submit an Architecture permit application. After not receiving responses to the initial letter, a second set of letters were recently sent to the same individuals with \$600 fines. Received a response from one member that the fence is a dog fence, but they removed it and subsequently Compliance removed the fine. Dave noted that there are some inconsistencies between the rules and the Architecture guidelines (declarations and bylaws). John responded that they (Architecture Committee) are revisiting the rules and Architecture guidelines.
4. Park Host Status – Dave had a meeting with our GM, Shannon, to discuss the process for obtaining Park Hosts. Shannon was concerned with two of last year's park hosts, who were invited back next year, as they had issues interfacing with a couple of HOA member/guests. After further discussion,

Lake Dam Committee December 2024 Meeting Minutes
7December2024

she agreed we would invite them back next year but also conduct de-escalation strategies training with all our park hosts. There was also discussion about compensating park hosts. Dave did some research and found that none of the state/national parks compensate their park hosts. Shannon asked if we could pay a park host to perform park security or monitoring; Dave will investigate hourly wage, job description and candidate attributes for this type of position. Dave also noted that we have placed ads in Workamper, one ran for 2 weeks in November and will run for 2 weeks in December. So far, he has not received any applications. In the past, most of our park hosts were found via word of mouth, LLCC website and Facebook page. Shannon has requested to review and make updates to the Park Host duties; Dave will send her a MSword version. She asked about providing high-speed internet, so park hosts don't have to submit for re-imbursement from the Office; Dave will check into the cost for high-speed internet. The issue of security patrols (and lack thereof) was briefly discussed. Our current security company only patrols the parks 2 hours a day and generally not during high usage times. Rich Allen has agreed to help with formalizing the layout of the park host pad improvement upgrades that were developed earlier this year.

5. FY 2024/25 Budget Status – PAR Status was briefly discussed. Dennis will develop the PAR for new Park Benches and ADA Tables with a budget of \$6,000. [\[see Attachment 8 \]](#)
6. Member Attendance - Teddy showed the chart from last month's meeting summarizing LD member attendance over the last year Nov2023 – Oct2024 updated with attendance for November and December. Two members who were previously notified that they have missed a substantial number of meetings, and any further missed meetings would result in their removal from the committee have missed both last month's (November) and today's (December) meetings. Teddy agreed to send a memo informing these individuals that they are being removed from the committee due to attendance. They may attend meetings as a guest and submit a membership form to rejoin after attending three meetings over a 6-month period. [\[see Attachment 9 \]](#)

NEW BUSINESS

1. Upgrade Old Lyme Restroom For Year-Round Use PAR This PAR was previously distributed to the LD Committee for review and comment. Dennis gave an overview of the PAR. There was discussion by the committee on the need for this park restroom upgrade. A motion was made by Dennis and seconded by Leanne to approve this PAR and forward to the BoD for their approval. The motion to the BoD was passed unanimously.

**** See Motions to Board ****

2. PAR Process/ Resolution Update – Dennis gave a brief overview of the PAR process update and the action for each of the committees to provide feedback before the next Board meeting. Brian addressed the major changes and rationale for the update. After much discussion, it was agreed that; 1) committee members would provide their comments to Dennis by Wednesday, 2) Dennis will consolidate comments, 3) Dave, Dennis and Teddy will meet via Zoom on Thursday to consolidate and incorporate the comments into the Resolution and the PAR form, and 4) Teddy will forward to the Board the LD Committee recommendations. [\[see Attachment 10 \]](#)

Guest/Other Input – None

Review of Commitments & Action Items:

1. Brian – Send photos of salmon carcasses (from spawning) for review by Lake Advocates for assessment and impact to the health of Lake Limerick
2. LDC – Review proposed updates to the Project Budget Approval Process – Resolution 2024-01 and the PAR form; send your comments to Dennis Muretta by COB Wednesday Dec 11th. Dennis, Dave and Teddy will meeting via Zoom at 7pm Thursday Dec 12th to consolidate LDC comments which will be forwarded to the Board. Let Teddy know if you want to participate in the Zoom meeting.

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Review of Motions to the Board: See Motions to the Board below.

Motion to Adjourn: Dennis made the motion, Brian seconded, the motion was unanimously approved. The meeting was adjourned at 12:11 PM.

Next Meeting – Saturday, January 4th, 9:30am in the Crow's Nest

Look Ahead:

Dec 21 – Board of Directors Meeting
Dec 31 – New Years Eve Party @ The Inn
Jan 4 – Lake Dam Committee Meeting
Jan 18 – Board of Directors Meeting

Feb 1 – Lake Dam Committee Meeting
Feb 15 – Board of Directors Meeting
March 1 – Lake Dam Committee Meeting
March 15 – Board of Directors Meeting

Motions to the Board

Motion 1 - Lake Dam requests the Board approve the PAR for the Upgrade of Olde Lyme Park Restroom for Year-Round Usage.

[see Attachment 11]

Lake Dam Committee November 2024 Meeting Minutes
2November2024

Call to Order - Meeting called to order at 9:30am.

Roll Call Committee Members: (P)=Present; (A)=Absent; (E)=Excused

Lou Jackson (P)	Teddy Lovgren (P)	Dave Kohler (P)
Dennis Muretta (P)	Jarred Foss (A)	Karen Kohler (P)
John McRoberts (A)	Pat Paradise (A)	Deanne Landsverk (E)
Maureen Glenn (E)	Brian Smith (P)	Duane Landsverk (E)
Steve Glenn (E)	Kelly Wieland (E)	Hannah Landsverk (A)
Joel Gray (P)	Tim Reber (P)	Erik Landsverk (A)

Guests: Dean Dyson 2-200, Sue Ingersoll 1-43, Leanne Milligan 1-14, Rich Allen 1-05, Gary Wilson 3-63
Cheryl Stosser 1-100

New Members

Two individuals submitted applications for membership to the Lake Dam Committee, Sue Ingersoll and Leanne Milligan. Both have attended the requisite three meetings over the last six months. Dave made a motion to approve Sue as a member, seconded by Lou. Lou made a motion to approve Leanne as a member, seconded by Tim. Both were unanimously accepted by vote of the members present.

Chairperson's Opening Comments: Teddy Lovgren

Dennis volunteered to take meeting notes. Teddy noted that the Chum salmon return through the Dam fish ladder is in full swing. A Squaxin fish biologist (Dan Snyder) was also at the Dam on Saturday and gave a presentation describing the Chum salmon life cycle, yearly salmon returns through the Lake Limerick fish ladder and the importance of maintaining a healthy fish run.

Teddy also noted that Lake Limerick has recently hired a community Operations Manager, Mike Postelwaite reporting to our GM, Shannon Ramos. Mike will have responsible for managing various LLCC projects including those sponsored by the Lake Dam Committee. He was previously in a similar Operations role at the Lucky Eagle casino. Mike is expected to attend future LD meetings. Mike will provide the OM Report (previously the GM Report) for Lake Dam going forward.

Meeting Minutes approval

Karen proposed, Joel seconded a motion to accept the October meeting minutes. Motion passed unanimously. [see Attachment 1]

Correspondence – Technical Memo from Lake Advocates addressing summer weed treatment efforts and fall weed survey results were received and forwarded to all committee members.

Motions to the Board Status Two Lake Dam motions to the board were approved and submitted at the October LD meeting. Both were addressed in the October 19th BOD meeting as noted below.

Motion 1: LD requested that the BOD/GM fund Lake Advocates latest billing for work performed up through September from FY 2024 funds. The billing was not received until October after closure of the FY 2024 budget cycle. The BOD agreed with this request and directed the GM to find a method to accomplish payment from FY 2024 funds.

Motion 2: Lake Dam requested the BOD to approve the PAR developed for procurement of a new Lake Patrol boat. The BOD discussed the PAR at length and the vote taken among committee members for PAR approval failed to achieve a majority yes vote. The BOD president, Mitch, indicated after the vote that the Board would provide, at a later date, suggestions on improving the PAR. This subject is discussed further in the "Old Business" section of this report.

FUNCTIONAL REPORTS:

The Ops Manager Report: Mike was not in attendance so Teddy briefly described what was in his report including significant accomplishments, financial data, lake data logger readings and the Work Order

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status data describing key maintenance activity on going in response to LD requests. This data is reviewed every other Thursday with the Ops manager. [\[see Attachments 2, 3, 4 & 5 \]](#)

Parks Report: Maureen and Steve – The parks have been closed for the winter and all restrooms winterized except for Banbury, which is heated and open year around. Damage from several acts of vandalism will be repaired over the winter. In particular, kids throwing rocks through the skylight at Banbury was caught on camera and the incident reported to the Mason County sheriff's office. Facilities will continue to provide data to the sheriff's office on this matter. [\[see Attachment 6 \]](#)

Docks/Floats Permits: Teddy – No applications submitted for this reporting period.

Boat Registrations: Lou – One new request reported last month from Terry Briscoe (3-12) was rejected because the permit application had not been filled out correctly. Lou has the action to prepare a letter to Terry spelling out that his request was denied and outlining the reasons why. Terry can make corrections and resubmit.

LD Action Item List: Teddy - Significant discussion occurred on the action "Conduct a Shoreline Audit". Dennis and Dave were assigned the action to develop a plan for accomplishing the audit. The intent of the audit is to; 1) review and identify specific shoreline requirements in governing LLCC documentation on Lake Limerick and 2) conduct a physical shoreline audit for compliance with these requirements. A concern was raised by Joel that LLCC has never focused on this area and many violations probably exist currently. It was determined any violations would need to be addressed by the Compliance Committee. An initial list of requirements was discussed and general thoughts on the physical audit discussed. Lou previously developed a list of fences within 50 feet of the lake shoreline, a violation of the Architectural guidelines. Lou was given the action to find his list and provide it to Teddy who will request status from Compliance. It was also mentioned that during the requirements review. It was concluded that current documentation is inconsistent and in need of an update. [\[see Attachment 7 \]](#)

SUBTEAM REPORTS

Long Term Lake Health: Brian discussed the following:

- 1) Brian is still working with Lake Advocates on the issue of when Hydrogen Peroxide can be applied to both Lakes Leprechaun and Limerick. Hydrogen peroxide is intended to weaken weed structures prior to herbicide application.
- 2) It was agreed that the team needs to meet with Shannon (GM) and Mike (OM) and discuss the possibility/interest in applying herbicides using LLCC personnel. This could result in a cost savings. Dave mentioned that one of issues to consider is the administrative aspects of treatment application (shoreline postings, general notifications, etc).
- 3) The team needs to meet and discuss/agree upon a water quality testing program starting this spring.

Parks Improvement: Dennis reminded everyone that the parks are closed for the winter and that this does not mean they cannot be used by members but only that restrooms are winterized and locked. The exception is the Banbury restroom which is open year around. Dennis also noted that all removed benches from the parks were deemed unusable and will be disassembled. The possibility exists that new benches can be purchased from this year's budget and a proposed plan on what benches to purchase and where they should be located is being assessed. Cheryl Stossger, a guest, suggested we consider implementing a "memorial bench" program. Basically, members can purchase a bench with a memorial plaque and have it placed at either a park or golf course location. This idea will be evaluated further.

Lake/Dam Operations: Joel discussed the following:

- 1) Upgrades to the Inn Island bridge are complete. Bids are being obtained for procurement of a replacement Aluminum bridge.
- 2) A telecom was recently held with Loowit construction concerning upgrade and repair of the Inn island. Concepts being studied were narrowed to two, both with ramp access from the Inn Island

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surface to the beach. One concept will be based on hardscape design features (concrete/metal bulkhead, plants, etc) of the exposed island edge near the ramp access, and the other concept with softscape design features (rock bulkhead, plants, etc). Loowit to provide examples of the proposed design concepts.

- 3) The project manager is scheduling a diver from American Construction to evaluate the valve structure at the Lake Leprechaun dam. Tim Reber requested that he be identified as the LD focal point for this project and Joel agreed. Lou indicated he knew a diver that may be qualified to support the Leprechaun valve assessment. Lou has the action to provide the contact information to the Project Mgr (Chris McMullen) and the Ops Mgr.

The following items were discussed during the above subteam reports and will be added to the Work Order log.

- LD will request Mike/Maintenance to calibrate the new staff gauge to the data logger re: Lake Limerick lake level.
- Mike/Operations will be requested to assess the viability of LLCC staff to perform lake treatments rather than subcontracting this activity that has become increasingly expensive.
- A member recommended that the replacement of park benches be made of concrete and paid for by members that would like to sponsor a bench as a Memorial tribute.
- Tim would like to be the LD POC representative for the Lake Leprechaun valve replacement/repair WO.

OLD BUSINESS:

1. Special Projects/Operations Manager – Mike Postlewait is the new Ops Mgr and plans to attend LD meetings.
2. Network Drive for Committee Use – GM and OM in discussion with IT providers.
3. Lake Shore Compliance Audit – Dennis and Dave are developing an action plan – see LD action item status discussion above.
4. Park Host Status – Dave: Two of the Park Hosts plan to return. Dave will coordinate the posting of the ad in Workamper for additional park hosts and will coordinate a time to meet on November 18th with the GM and new OM to review the Park Host pad conditions at each of the parks and discuss recommendations for their upgrade.
5. FY 2024/25 Budget Status – PAR Status was briefly discussed. [see Attachment 8]
6. Lake Patrol PAR – As noted under the Motions to the Board above the Board did not approve the PAR and provided feedback to the LD Chair. The Board felt that there were too many diverse requirements and recommended the requirements be reviewed and segregated into “must have” and “nice to have” categories. Teddy, Dennis and Dave coordinated a review of the requirements which produced an updated PAR that was sent out to the committee for review. During the meeting, the revised requirements were discussed, and changes were made. Dave made a motion, seconded by Leanne, that the revised PAR be approved by LD and resubmitted to the Board for approval. The motion was unanimously approved by the committee with one abstention (Joel).

**** See Motions to Board ****

NEW BUSINESS

1. Bird Sanctuary PAR The latest version of the Bird Sanctuary PAR titled “Bird Sanctuary Vegetation and Sediment Removal – Phase 1 Feasibility Study” was reviewed with the committee and no issues were raised. A motion was made by Dave and seconded by Joel to forward the updated PAR to the BoD for their approval. The motion to the BoD was passed unanimously.

**** See Motions to Board ****

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2. **Member Attendance** Teddy showed a chart summarizing LD member attendance over the last year. The committee had requested this data at the last meeting. The data showed a high absenteeism rate for three individuals and a borderline rate for several others. It was agreed that Teddy will issue two memos on the subject; 1) an email to the three individuals with poor attendance informing them that they are being dropped from the active LD Committee roster. They may attend meetings as a guest and submit a membership form to rejoin after attending three meetings over a 6-month period and 2) an email to other members with marginal attendance informing them that they will be dropped from the active LD Committee roster unless their attendance record improves.

[see Attachment 9]

Guest/Other Input – None _____

Review of Commitments & Action Items:

1. Lou - Prepare a memo to Terry spelling out that his request was denied and outlining the reasons why. Terry can make corrections and resubmit. Added to Action Item Log
2. Lou – Provide a copy of the Incident/Compliance form listing properties with fences within 50 feet of Lake Limerick that were submitted to the Compliance Committee. Teddy will request status from the Compliance Committee.
3. Lou – to forward the contact information for a Diver he knows who may be qualified to support the Leprechaun valve assessment to the Project Mgr (Chris McMullen) and the Ops Mgr.

Review of Motions to the Board: See Motions to the Board below.

Motion to Adjourn: Dennis made the motion, Brian seconded, the motion was unanimously approved. The meeting was adjourned at 11:29 AM.

Next Meeting – Saturday, December 7th, 9:30am in the Crow’s Nest

Look Ahead:

Nov 16 – Board of Directors Meeting	Jan 4 – Lake Dam Committee Meeting
Dec 7 – Lake Dam Committee Meeting	Jan 18 – Board of Directors Meeting
Dec 21 – Board of Directors Meeting	Feb 1 – Lake Dam Committee Meeting
Dec 31 – New Years Eve Party @ The Inn	Feb 15 – Board of Directors Meeting

Motions to the Board

Motion 1 - Lake Dam requests the Board approve the revised PAR for the Replacement of the Lake Patrol Boat .
[see Attachments 10 & 11]

Motion 2 - Lake Dam requests the Board approve the PAR for Bird Sanctuary Vegetation and Sediment Removal – Phase 1 Feasibility Study.

[see Attachment 12]

Lakes, Dams and Parks Work Orders: status as of: 5December2024

Line	Date	Priority (1,2,3)	Behind Schedule	Pending Status	Safety Issue (Y/N)	Assigned To	Due Date	Completion Date	Requestor / Task POC	Project Status
			Schedule Risk							
			On Schedule	Task						
			Work Order Number							
1	8/2/2023	1	2023-31	Inn Island Shoreline Stabilization	Y	Chris	TBD		LD / BoD	<p>12/5/24: Dynamic Eng. provided \$10K NTE for design, engineering, planning, and establishing bid requirements; Chris to confirm if that price includes both configurations and what is the cost for just one configuration. Will followup with Tim (Loowit) on his update based on the 2 selected designs as well as progress on Pre-Application Materials for the meeting with the Mason Co. Planning Dept.</p> <p>11/13/24: Tim suggested an engineering company to reach out to, to start feasibility and design concepts. Chris had a call with Dynamic Engineering & Consulting. More to follow.</p> <p>10/30/24: Had call with Tim at Loowit on 10/29. Tim is going to provide two proposals. Tim is going to provide some samples materials and some landscape design ideas. Dan Rictor (Member) may be able to help with the landscape design.</p> <p>10/2/24: Teams meeting invite sent for Tuesday, October 29th. 10/4/2024: Shannon will schedule a call with Loowit as a Q&A session.</p> <p>10/16/24: Lake Dam input from 9/25 email forwarded to Loowit for review.</p>
2	12/14/2023	1	2023-41	Chris to perform trade study to either replace / repair the Lake Lep valve or recommend renting pumps when necessary.	Y	Chris	2/28/2024		LD	<p>12/5/2024: Chris sent add'l pictures to ACC; quote ECD 12/15.</p> <p>11/13/24: AAC acknowledged receipt of feedback/scope. Chris is awaiting schedule.</p> <p>10/30/24: Chris forwarded the feedback / scope to the diving company (Advanced American Construction).</p> <p>10/17/24: Asked LD to provide some Scope expectations and qualifications before we continue to engage with the vendors. Will have the list by end of day 10/18.</p> <p>10/16/24: Diving companies quoted \$8K-\$10K to have them come out for assessment.</p> <p>10/2/2024: They cannot come out until the end of the month. In the meantime the contractor will provide us a cost to inspect the valve and intake.</p> <p>9/17/24: Chris is awaiting a quote from a diver.</p> <p>9/4/24: We met with Ken a few weeks back and know his recommendations. The only one that would be feasible would be to have a diver perform the inspections and repairs. Chris will reach out to a couple of vendors to get an estimate for a diver to perform this work.</p> <p>8/22/24: LD Committee would like to have a follow up consultation with Ken Martig to discuss cost effective alternatives. The cost of \$250K seems very high.</p> <p>8/20/24: Contractor gave us a rough estimate of \$250K.</p>
3	4/18/2024	3	2024-31	Install new staff gauges at Limerick dam crest	N	Gerardo	10/30/2024		LD	<p>10/25/24: Removed one more weir board from Lake Limerick; 7 left.</p> <p>10/9/28/24: Removed one more at Lake Leprechaun; 3 left.</p> <p>10/17/24: Teddy mentioned that removing the weir boards is generally coordinated with the tribe. Teddy sent an email to Erica from the tribe. Teddy mentioned we should remove the top board (notch board) but will have to remove the rubbish first.</p> <p>10/16/24: 4 of the 18 at Lake Limerick have been removed. 2 of the 6 have been removed at Lake Leprechaun.</p> <p>10/2/24: Will start removing on 10/3.</p>
4	4/18/2024	2	2024-32	Obtain thermometer and begin tracking Limerick water temperatures at the bottom of the lake as part of the Water Quality Testing Program	N	LD Gerardo	4/30/2024		LD	<p>10/31: Need to contact the equipment supplier to determine which handheld device is needed. Also contact Hobo to trouble shoot current logger.</p> <p>10/17/24: Had the call with LD and LA. 1. Potential replacement of the hobo link if it cannot be repaired. 2. Install PVC pipe at the output of Cranberry Lake and Lake Limerick. 3. Handheld unit. We need a 30' cable and probe, but not sure which handheld device we need. Lake Dam will figure out what it is we want / need to measure, then go from there.</p> <p>Shannon is going to reach out to Hobo to see if our current equipment can be repaired so that we are obtaining information every 12 hours.</p> <p>10/4/24: Shannon will schedule a call with Rob to discuss equipment.</p> <p>9/20/24: Rob from LA sent an email with a shopping list. Teddy recommends scheduling a call to review with LA.</p> <p>8/22/24: LA recommended the purchase of equipment (\$3,000). Forward information to Shannon.</p> <p>6/27/24: Teddy will ping LA for input. Asked for dates and time.</p> <p>6/26/24: Awaiting LA recommendations.</p> <p>6/13/24: Awaiting LA Recommendations.</p> <p>5/02/2024 Awaiting LA Recommendation. This action in PENDING status</p> <p>4/18/24 -- Need for this WO was derived from the LTLH sub team. LA has been asked to recommend the model/part number of a suitable thermometer.</p>
5	6/11/2024	1	2024-40	Re-establish functionality of the pedestrian gates at Anglia Park	N	Gerardo	6/21/2024		LD	<p>10/31/24: The bids have been provided to Mike for evaluation. We are also looking at a card or fob system for the locks.</p> <p>10/25/24: Viking Fence came out and will provide bid NLT week of November st.</p> <p>10/16/24: Secom Fencing came out and will send a bid.</p> <p>Gerardo: Please go by and wire-up the gap between the auto gate and pedestrian gate.</p> <p>10/4/24: LD has asked if we can move forward with just the repairs on the pedestrian gate.</p> <p>10/2/24: No updates.</p> <p>9/3/24: Awaiting 2nd bid. Going to reach out to one more vendor.</p> <p>8/21/24: 2nd Contractor was out to assess. Awaiting scope and bids from both.</p> <p>8/11/24: Proposing to replace in the FY25 budget.</p>

Lakes, Dams and Parks Work Orders: status as of: 5December2024

Line	Date	Priority (1,2,3)	Behind Schedule	Pending Status	Safety Issue (Y/N)	Assigned To	Due Date	Completion Date	Requestor / Task POC	Project Status
			Schedule Risk							
			On Schedule	Task						
			Work Order Number							
6	8/7/2024			Park Benches		Gerardo				<p>10/31/24: They all disassembled yesterday. The wood is in poor shape. LD and Mike are going to research metal benches and picnic tables.</p> <p>10/25/24: All of the benches have been removed and are being stored at the shop. Joel and Dennis are supposed to come by to disassemble the framing for future use.</p> <p>10/18/24: Lake Dam will let us know how many benches are needed and the proposed plan for replacement.</p> <p>We need to remove the metal parts for possible use or salvage yard. Joel and Teddy have volunteered to do this. Shannon will let Gerardo know that they will be coming over to do this.</p> <p>10/16/24: All have been removed and are in the shop. One has been fixed. LD is going to fix one. LD to let us know how many are needed.</p> <p>10/2/2024: Gerardo has removed six thus far. Need to know how many are needed, there is a shortage of storage space.</p> <p>9/20/24: Lake Dam do not think we need to fix/replace all of the benches once removed. They will survey the parks and let Shannon know which ones should be replaced.</p> <p>9/17/24: No updates.</p> <p>9/5/24: Once removed, notify Lake Dam to see if any of the benches can be salvaged.</p> <p>9/4/24: Removal will start next week with a deadline to have all removed by 10/31.</p> <p>8/22/24: Teddy recommended taking the three at the HOA office, have volunteers refinish and put out; he will coordinate. In addition, Gerardo will remove the others and determine the way forward.</p> <p>8/7/24: Gerardo will schedule to remove the benches. Determine if they are salvageable/refurbish able.</p>
7	9/17/2024			Review trees hanging over water along the dam access road - remove trees that are believed to be at risk of falling into the lake.		Gerardo	4/1/2025			<p>10/31/24: Wait on the arborist until spring.</p> <p>10/25/24: Shannon called an arborist, no response yet. Gerardo will trim any branches on the trail.</p> <p>0/16/24: Shannon will contact an arborist to look at the access road and all parks.</p> <p>10/4/24: LD has asked to have an arborist look at all of the parks.</p> <p>10/2/24: Please schedule time with Gerardo to walk it together. Also, walk Log toy.</p> <p>9/17/24: Gerardo will trim the trees. If any removals are needed we will remove ourselves or contract.</p> <p>Lake Dam: Requested as a result of 7 Sept Lake Dam Meeting</p>
8	10/18/2024			Inn Island Bridge		Chris				<p>12/5/2024: Topper provided a 60K ROM for a bridge (delivered to site); add'l costs for installation, adding concrete abutments, permitting, etc. is TBD.</p> <p>Chris in contact with another Bridge supplier to obtain design/pricing info.</p> <p>11/13/24: Chris is awaiting a couple of designs from Topper Floats.</p> <p>10/30/24: Chris provided some additional samples of pre fabricated bridges (\$125K ball park costs, no including concrete work connection/walkway to)</p> <p>10/16/24: Chris will price out a prefab bridge that looks less prefab-ish</p> <p>10/2/2024: We have received a photo of the bare bones style bridge.</p>
9	10/18/2024			Way to Tipperary		Gerardo	4/30/2025			<p>10/29/24: Parks are closed. Gerardo is going to address prior to spring.</p> <p>The sink handle is missing in the bathroom</p>
10	6/1/2024	2	2024-35	Paint balance of Limerick buoys with buoy coatings so all the buoys are good to go for 2025 season.	N	Joel Gerardo	3/30/2025		LD	<p>7/24/24: This is a winter project</p> <p>7/12/24: Buoys have been delivered and installed. Joel will provide the cleaner and paint. Astoria Oregon is where the paint - Shannon to pay over the phone and Joel will pick up. Also purchase 15 snubbers.</p> <p>6/13/24: Joel will deliver the buoys he has stored at his home to Gerardo. Staff will clean and paint.</p> <p>Discussed during 28 May LD / GM WO meeting. Pending WO due to long lead activity.</p>
11	9/17/2024			Paint park out-buildings to be consistent with newly painted park bathrooms.		Gerardo	6/1/2025			<p>9/20/24: This project was part of the bathroom remodel according to Teddy. If we could purchase the paint now and if we have a few good days of weather then paint now. If not, save paint and paint next summer.</p> <p>9/17/24: This will have to be completed next summer. This is a non-budgeted project.</p> <p>Lake Dam: Requested as a result of 7 Sept Lake Dam Meeting</p>
12	10/31/2024			Anglia Park Bathroom Skylight		Gerardo				<p>10/31/24: Gerardo has a contractor coming out next week to assess and provide bid.</p>
13	10/31/2024			Log Toy		Gerardo				<p>10/31/24: Need to get bids to replace toilet and sink with stainless steel.</p>



Budget vs. Actuals Accrual basis

Lake Department - Association level - FY24-25 Lake Dam

Account	11/1/2024 - 11/30/2024			
	Actual	Budget	Over Budget	% of Budget
Income				
48000 Lake Dam Income	\$0.00	\$833.33	-\$833.33	0.00 %
Total for Income	\$0.00	\$833.33	-\$833.33	0.00 %
Expense				
60150 Advertising and Promotion	\$142.20	\$0.00	\$142.20	--
62200 Community Improvement Expenses				
62270 Lake Expense	\$0.00	\$200.00	-\$200.00	0.00 %
Total for 62200 Community Improvement Expenses	\$0.00	\$200.00	-\$200.00	0.00 %
65000 Office Expenses				
65005 Janitorial & Laundry	\$366.38	\$0.00	\$366.38	--
65025 Supplies	\$0.00	\$58.75	-\$58.75	0.00 %
Total for 65000 Office Expenses	\$366.38	\$58.75	\$307.63	623.63 %
66000 Payroll Expenses				
62601 401 (k)	\$0.00	\$0.00	\$0.00	--
Total for 66000 Payroll Expenses	\$0.00	\$0.00	\$0.00	0.00 %
68000 Taxes & Licenses Expense				
63805 Licenses and Permits	\$0.00	\$350.00	-\$350.00	0.00 %
Total for 68000 Taxes & Licenses Expense	\$0.00	\$350.00	-\$350.00	0.00 %
Total for Expense	\$508.58	\$608.75	-\$100.17	83.54 %
Net Operating Income	-\$508.58	\$224.58	-\$733.16	-226.46 %
Net Income	-\$508.58	\$224.58	-\$733.16	-226.46 %

Prepared By: Lake Limerick Country Club, Inc.
 790 E. St. Andrews Dr
 Shelton, WA 98584

10/1/2024 - 9/30/2025

Actual	Budget	Over Budget	% of Budget
\$0.00	\$10000.00	-\$10000.00	0.00 %
\$0.00	\$10000.00	-\$10000.00	0.00 %
\$142.20	\$0.00	\$142.20	--
\$11604.26	\$112440.00	-\$100835.74	10.32 %
\$11604.26	\$112440.00	-\$100835.74	10.32 %
\$366.38	\$0.00	\$366.38	--
\$0.00	\$705.00	-\$705.00	0.00 %
\$366.38	\$705.00	-\$338.62	51.97 %
\$42.36	\$0.00	\$42.36	--
\$42.36	\$0.00	\$42.36	0.00 %
\$0.00	\$4200.00	-\$4200.00	0.00 %
\$0.00	\$4200.00	-\$4200.00	0.00 %
\$12155.20	\$117345.00	-\$105189.80	10.36 %
-\$12155.20	-\$107345.00	\$95189.80	0.00 %
-\$12155.20	-\$107345.00	\$95189.80	0.00 %



Budget vs. Actuals Accrual basis

Lake Department - Association level - FY24-25 Lake Dam

Account	10/1/2024 - 11/30/2024			
	Actual	Budget	Over Budget	% of Budget
Income				
48000 Lake Dam Income	\$0.00	\$1666.70	-\$1666.70	0.00 %
Total for Income	\$0.00	\$1666.70	-\$1666.70	0.00 %
Expense				
60150 Advertising and Promotion	\$142.20	\$0.00	\$142.20	--
62200 Community Improvement Expenses				
62270 Lake Expense	\$11604.26	\$1790.00	\$9814.26	648.28 %
Total for 62200 Community Improvement Expenses	\$11604.26	\$1790.00	\$9814.26	648.28 %
65000 Office Expenses				
65005 Janitorial & Laundry	\$366.38	\$0.00	\$366.38	--
65025 Supplies	\$0.00	\$117.50	-\$117.50	0.00 %
Total for 65000 Office Expenses	\$366.38	\$117.50	\$248.88	311.81 %
66000 Payroll Expenses				
62601 401 (k)	\$42.36	\$0.00	\$42.36	--
Total for 66000 Payroll Expenses	\$42.36	\$0.00	\$42.36	0.00 %
68000 Taxes & Licenses Expense				
63805 Licenses and Permits	\$0.00	\$700.00	-\$700.00	0.00 %
Total for 68000 Taxes & Licenses Expense	\$0.00	\$700.00	-\$700.00	0.00 %
Total for Expense	\$12155.20	\$2607.50	\$9547.70	466.16 %
Net Operating Income	-\$12155.20	-\$940.80	-\$11214.40	0.00 %
Net Income	-\$12155.20	-\$940.80	-\$11214.40	0.00 %

Prepared By: Lake Limerick Country Club, Inc.
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 Shelton, WA 98584

10/1/2024 - 9/30/2025

Actual	Budget	Over Budget	% of Budget
\$0.00	\$10000.00	-\$10000.00	0.00 %
\$0.00	\$10000.00	-\$10000.00	0.00 %
\$142.20	\$0.00	\$142.20	--
\$11604.26	\$112440.00	-\$100835.74	10.32 %
\$11604.26	\$112440.00	-\$100835.74	10.32 %
\$366.38	\$0.00	\$366.38	--
\$0.00	\$705.00	-\$705.00	0.00 %
\$366.38	\$705.00	-\$338.62	51.97 %
\$42.36	\$0.00	\$42.36	--
\$42.36	\$0.00	\$42.36	0.00 %
\$0.00	\$4200.00	-\$4200.00	0.00 %
\$0.00	\$4200.00	-\$4200.00	0.00 %
\$12155.20	\$117345.00	-\$105189.80	10.36 %
-\$12155.20	-\$107345.00	\$95189.80	0.00 %
-\$12155.20	-\$107345.00	\$95189.80	0.00 %

Lake Limerick Data Logger Readings

15Oct-21Nov2024

#	Date-Time (PST/PDT)	Differential Pressure (psi)	Absolute Pressure (psi)	Temperature (°F)	Water Level (ft)	Barometric Pressure (psi)
1	10/15/2024 08:47:33	0.93	15.63	59.37	0.03	14.70
2	10/15/2024 20:47:33	0.94	15.61	59.54	0.03	14.67
3	10/16/2024 08:47:33	0.93	15.59	58.85	0.03	14.65
4	10/16/2024 20:47:33	0.94	15.57	59.37	0.04	14.63
5	10/17/2024 08:47:33	0.94	15.59	57.82	0.04	14.65
6	10/17/2024 20:47:33	0.94	15.69	58.85	0.03	14.76
7	10/18/2024 08:47:33	0.94	15.71	57.64	0.03	14.77
8	10/18/2024 20:47:33	0.96	15.69	57.64	0.09	14.73
9	10/19/2024 08:47:33	0.98	15.71	57.47	0.13	14.73
10	10/19/2024 20:47:33	0.99	15.68	57.47	0.15	14.69
11	10/20/2024 08:47:33	0.98	15.59	57.47	0.14	14.61
12	10/20/2024 20:47:33	0.98	15.61	57.64	0.14	14.63
13	10/21/2024 08:47:33	0.98	15.64	56.95	0.13	14.66
14	10/21/2024 20:47:33	0.99	15.71	57.12	0.15	14.73
15	10/22/2024 08:47:33	0.98	15.79	56.26	0.12	14.82
16	10/22/2024 20:47:33	0.94	15.74	56.78	0.05	14.80
17	10/23/2024 08:47:33	0.93	15.73	55.56	0.01	14.80
18	10/23/2024 20:47:33	0.90	15.73	55.91	-0.05	14.83
19	10/24/2024 08:47:33	0.88	15.73	54.70	-0.09	14.84
20	10/24/2024 20:47:33	0.85	15.58	55.04	-0.16	14.72
21	10/25/2024 08:47:33	0.83	15.48	54.17	-0.20	14.64
22	10/25/2024 20:47:33	0.81	15.38	54.70	-0.25	14.56
23	10/26/2024 08:47:33	0.82	15.47	54.52	-0.24	14.65
24	10/26/2024 20:47:33	0.81	15.39	54.70	-0.25	14.58
25	10/27/2024 08:47:33	0.83	15.41	54.17	-0.22	14.59
26	10/27/2024 20:47:33	0.85	15.44	54.35	-0.16	14.59
27	10/28/2024 08:47:33	0.85	15.48	53.65	-0.17	14.62
28	10/28/2024 20:47:33	0.85	15.51	54.00	-0.18	14.66
29	10/29/2024 08:47:33	0.83	15.55	52.95	-0.20	14.71
30	10/29/2024 20:47:33	0.82	15.50	53.65	-0.24	14.68
31	10/30/2024 08:47:33	0.82	15.37	52.95	-0.25	14.56
32	10/30/2024 20:47:33	0.83	15.42	52.78	-0.22	14.59
33	10/31/2024 08:47:33	0.83	15.42	52.43	-0.23	14.59
34	10/31/2024 20:47:33	0.85	15.39	52.25	-0.17	14.54
35	11/01/2024 08:47:33	0.87	15.33	51.90	-0.11	14.45
36	11/01/2024 20:47:33	0.89	15.37	52.07	-0.08	14.48
37	11/02/2024 08:47:33	0.89	15.44	51.55	-0.08	14.56
38	11/02/2024 20:47:33	0.90	15.49	51.90	-0.06	14.60
39	11/03/2024 07:47:33	0.89	15.62	51.20	-0.07	14.73
40	11/03/2024 19:47:33	0.88	15.66	51.72	-0.09	14.78
41	11/04/2024 07:47:33	0.90	15.51	51.37	-0.06	14.62
42	11/04/2024 19:47:33	0.90	15.61	50.84	-0.06	14.72
43	11/05/2024 07:47:33	0.89	15.69	50.67	-0.06	14.79
44	11/05/2024 19:47:33	0.89	15.74	50.84	-0.09	14.85
45	11/06/2024 07:47:33	0.87	15.73	50.31	-0.12	14.86

Lake Limerick Data Logger Readings
15Oct-21Nov2024

46	11/06/2024 19:47:33	0.87	15.68	50.49	-0.13	14.81
47	11/07/2024 07:47:33	0.86	15.64	49.78	-0.14	14.77
48	11/07/2024 19:47:33	0.85	15.60	50.31	-0.17	14.75
49	11/08/2024 07:47:33	0.85	15.57	49.60	-0.17	14.73
50	11/08/2024 19:47:33	0.84	15.51	49.96	-0.19	14.67
51	11/09/2024 07:47:33	0.84	15.47	49.60	-0.20	14.63
52	11/09/2024 19:47:33	0.84	15.49	49.78	-0.19	14.65
53	11/10/2024 07:47:33	0.84	15.48	49.78	-0.19	14.64
54	11/10/2024 19:47:33	0.84	15.35	50.31	-0.19	14.51
55	11/11/2024 07:47:33	0.88	15.34	50.14	-0.10	14.46
56	11/11/2024 19:47:33	0.88	15.42	49.96	-0.10	14.54
57	11/12/2024 07:47:33	0.89	15.53	49.60	-0.08	14.64
58	11/12/2024 19:47:33	0.89	15.45	49.96	-0.07	14.56
59	11/13/2024 07:47:33	0.92	15.35	49.78	-0.01	14.43
60	11/13/2024 19:47:33	0.94	15.41	49.96	0.04	14.47
61	11/14/2024 07:47:33	0.95	15.53	49.60	0.06	14.58
62	11/14/2024 19:47:33	0.94	15.60	49.78	0.04	14.66
63	11/15/2024 07:47:33	0.93	15.63	49.25	0.01	14.70
64	11/15/2024 19:47:33	0.92	15.65	49.25	0.00	14.73
65	11/16/2024 07:47:33	0.91	15.60	48.89	-0.02	14.68
66	11/16/2024 19:47:33	0.94	15.45	48.72	0.03	14.51
67	11/17/2024 07:47:33	0.95	15.42	48.72	0.06	14.47
68	11/17/2024 19:47:33	0.96	15.47	48.18	0.10	14.51
69	11/18/2024 07:47:33	0.96	15.54	47.47	0.08	14.59
70	11/18/2024 19:47:33	0.95	15.57	47.65	0.05	14.62
71	11/19/2024 07:47:33	0.95	15.57	47.11	0.06	14.62
72	11/19/2024 19:47:33	0.95	15.36	46.75	0.07	14.40
73	11/20/2024 07:47:33	0.97	15.47	46.39	0.12	14.49
74	11/20/2024 19:47:33	0.98	15.53	46.39	0.12	14.55
75	11/21/2024 07:47:33	0.97	15.58	46.21	0.11	14.62

PARK MAINTENANCE MONTHLY REPORT

DATE
Nov 14 2024

Thursday

	YES/NO	Needs Attention
ANGLIA BEACH		
Garbage can(s) empty? (They are emptied Mon & Fri) <i>1/4 full</i>	Yes	
Dog Station has poop bags available?	No	X
Litter picked up?	Yes	
Restroom is cleaned and stocked? (Done Mon & Fri May1-Oct 31)	N/A	locked
Lawn mowed recently?	N/A	
Ground debris cleaned up?	Yes	
All debris removed from spillway?	Yes	
Safety floats are above the water at the spillway?	Yes	
Notes: <i>Wire on man gate not fixed</i>		X
BANBURY PARK	YES/NO	
Garbage can(s) empty? (They are emptied Mon & Fri) <i>1/4 full</i>	Yes	
Dog Station has poop bags available?	Yes	
Litter picked up?	Yes	
Restroom is cleaned and stocked? (Done Mon & Fri May1-Oct 31)	Yes	I locked
Lawn mowed recently?	N/A	
Ground debris cleaned up? <i>tree branch debris</i>		X
Notes:		
CLUBHOUSE/INN	YES/NO	
Garbage can(s) empty? (They are emptied Mon & Fri) <i>1/4 full</i>	Yes	
Dog Station has poop bags available?	Yes	
Litter picked up?	Yes	
Lawn mowed recently?	N/A	
Ground debris cleaned up?	Yes	
Are pathways swept?	Yes	
Is the roof free of debris?		
Notes: <i>goose poop on island</i>		X

		YES/NO	Needs Attention
LEPRECHAUN PARK			
	Garbage can(s) empty? (They are emptied Mon & Fri) 1/4 full	Yes	
	Dog Station has poop bags available?	Yes	
	Litter picked up?	Yes	
	Lawn mowed recently?	N/A	
	Ground debris cleaned up? lots of leaves	No	X
	Debris removed from spillway?	Yes	
	Notes:		
LOG TOY PARK		YES/NO	
	Garbage can(s) empty? (They are emptied Mon & Fri) 1/4 full	Yes	
	Dog Station has poop bags available?	Yes	
	Litter picked up?	Yes	
	Restroom is clean and stocked? (Done Mon and Fri May 1-Oct 31)	N/A	See below
	Lawn mowed recently?	N/A	
	Ground debris cleaned up?	Yes	
	Notes:		
	Small tree hanging over driveway		X
	Broken toilet seat still behind lock gate		X
	Goose poop on grass		X
	Four dirt wrapped for winter ☺		
OLDE LYME PARK		YES/NO	
	Garbage can(s) empty? (They are emptied Mon & Fri)	Yes	
	Dog Station has poop bags available?	Yes	
	Litter picked up?	Yes	
	Restroom is clean and stocked? (Done Mon and Fri May 1-Oct 31)	N/A	locked
	Lawn mowed recently?	N/A	
	Ground debris cleaned up? lots of leaves		X
	Notes:		
WAY TO TIPPERARY		YES/NO	
	Garbage can(s) empty? (They are emptied Mon & Fri) 1/4 full	Yes	
	Dog Station has poop bags available?	Yes	
	Litter picked up?	Yes	
	Restroom is clean and stocked? (Done Mon and Fri May 1-Oct 31)	N/A	locked
	Lawn mowed recently?	N/A	
	Ground debris cleaned up?	Yes	
	Notes:		

Rt. side

locked

locked

Lake Dam Committee Action Item Status

As of: 7December2024

Commitments & Action Items	Date Assigned	Assigned To	Due Date	ECD / Status
Perform Shoreline audit in Spring 2023 for non-compliances; non-permitted boat lifts/docks/floats, unauthorized intrusions/constructions, e.g. beach retaining walls, fences, etc.	7-Jan-23	Dennis Dave		<p>2Nov2024 Dennis/Dave are working on a draft plan for the audit - see Nov 2nd meeting minutes for more details.</p> <p>5Oct2024 Dennis indicated willingness to coordinate the checklist and audit. Dave volunteered to review the audit check list; will coordinate with Dennis.</p> <p>7Sept2024 Dennis to review list and verify lawns/landscaping shoreline setbacks included.</p> <p>6Jan2024 Using list provided by Duane (5Jan2024) need volunteer to develop audit check sheet. Placeholder for Spring/Summer LD Committee activity. Volunteers will be needed.</p>
Prepare memo to send to HOA member Terry Briscoe (3-12) documenting disapproval of his Vessel Registration form submittal.	2-Nov-24	Lou		Prepare a memo to Terry spelling out that his request was denied and outlining the reasons why. Terry can make corrections and resubmit.
Provide photos of Fish Carcasses to Lake Advocates for impact to Lake health	7-Dec-24	Brian		Brian has been in contact with WDFW regarding options for disposal of fish carcasses; will send photos of fish carcasses to Rob/Harry at LA for their assessment to impact to lake health.
PAR Process/Resolution Update Assessment	7-Dec-24	LDC		Committee member to provide their comments to Dennis by Wednesday 11Dec; Dave, Dennis and Teddy will meet 12Dec and consolidate LDC comments into the Draft update Resolution and PAR form; Teddy will forward to the Board the Committee recommendations.

LAKE DAM FY2025 BoD/HOA APPROVED PROJECTS

Status as of 7December2024

Project / Equipment Description	Funding Source	Cost Estimate	Comments (PAR Assignment in Bold)
Inn Island Shoreline Stabilization (Ph 2)	Capital	\$100,000	Permitting, Design & Construction (PAR requires Ph 1 completion)
Bird Sanctuary Dredging (Ph 1)	Reserves	\$17,000	Feasibility Study; PAR - Brian: PAR Approved by BoD
Upgrade Old Lyme Restroom for Year-round use		\$15,000	Use Banbury as model; PAR - Dennis: approved by LDC
Replace Lake Patrol Boat with newer used craft		\$15,000	Boat beyond repair; PAR - Revised PAR approved by BoD
NEW: Anglia Park Gates Replacement	Capital	\$35,000	Replace Auto and Pedestrian Gates; PAR - GM
NEW: Leprechaun Dam Valve Replcmnt (Ph 1)	Reserves	\$40,000	Assess condition of culvert & valve installation interface; PAR - GM
NEW: New Park benches and tables	Capital	\$6,000	Replace some of the worn/damaged items at Parks; PAR - Dennis
TOTAL		\$228,000	

Lake Dam Projects submitted but not Approved

Inn Island Bridge Upgrade/Rebuild (Ph2)		\$7,750	Repair/Replace trade study; K. Martig 27June2024 proposal \$7,750
Lower Cranberry Creek Sediment Abatement		\$14,000	design/permit \$12K, install \$2K, PAR - Brian
Bird Sanctuary Dredging (Ph 2)		\$70,000	Detailed Engr/Permitting (need PH1 completed).
Lake Leprechaun Dredging (Ph 2)	Reserves	\$70,000	Detailed Engr/Permitting; Appvd FY2023/24, NOT STARTED
Lake Leprechaun Boat Launch Replacement		\$10,000	Need materials estimate from Gerardo
Park Host Pad Update (Log Toy & Banbury)		\$20,000	PARs - Dave , Drafted; Phased approach (Dennis will assist)
Parks Strategic Development Plan *		\$10,000	Update/Improve Amenities; PAR - Dennis

* Beach Condition/Access, Pavillions, Parking, Childrens Play Areas, Landscaping, Other

Deferred

Cranberry Lake SWDS Basin Cleanout (Ph1)	TBD	Need LA's assessmnt/report
Sport Court Surface Restoration	\$250,000	\$200-\$300K range; need refined cost estimates

LDC Member Attendance November 2023 thru Dec 2024

	MM	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Membership Status
Lou Jackson	0	P	P	P	P	P	P	P	P	P	P	P	P	P	M	
Dennis Muretta	2	P	P	P	P	P	P	P	P	P	P	M	M	P		
John McRoberts	7	M	P	M	P	M	M	M	P	P	M	P	M	M	M	Remove
Maureen Glenn	4	M	M	M	P	P	P	M	P	P	P	P	P	M	M	
Steve Glenn	4	M	M	M	P	P	P	M	P	P	P	P	P	M	M	
Joel Gray	4	P	P	P	M	M	P	M	P	P	M	P	P	P		
Teddy Lovgren	0	P	P	P	P	P	P	P	P	P	P	P	P	P		
Jared Foss	0	P	P	P	P	P	P	P	P	P	P	P	P	M		
Pat Paradise	2	P	P	P	P	P	P	P	P	M	P	P	M	M		REMOVED
Brian Smith	1	P	P	P	P	P	P	P	P	P	P	P	M	P		
Kelly Wieland	8	M	M	P	M	M	P	M	M	P	P	M	M	M		REMOVED
Dave Kohler	3	P	P	P	P	P	M	M	P	P	M	P	P	P		
Karen Kohler	3	P	P	P	P	P	M	M	P	P	M	P	P	P		
Deanne Landsverk	8	M	P	P	P	M	M	M	M	P	M	M	M	M		REMOVED
Duane Landsverk	9	M	P	P	P	M	M	M	M	M	M	M	M	M		REMOVED
Hanna Landsverk	7	M	M	P	P	P	M	M	P	P	M	M	M	M	M	Remove
Erik Landsverk	10	M	M	P	P	M	M	M	M	M	M	M	M	M		REMOVED

Tim Reber	Joined Oct2024													P	P
Leanne Milligan	Joined Nov2024														P
Sue Ingersoll	Joined Nov2024														P

P = Meetings Attended (Present)
M = Missed Meeting
[Black Box] = Not on Committee

Resolution 2024-01

Project Budget Approval Process

Supersedes Resolution 2017-01

The Lake Limerick Country Club (LLCC) Homeowners Association (HOA) Board of Directors (Board) desires a structured process for budgeting and monitoring significant projects to maintain, repair and/or improve LLCC assets. The process described herein will provide the Board with the information it needs to program and approve projects consistent with Board policy and direction and the Board's fiduciary responsibility to LLCC HOA members. This process will improve accountability for developing and managing projects, and strengthen the Board's ability to monitor projects to completion. All projects, capital investments, community improvements, and major maintenance items costing over \$15,000 initially, and thereafter a dollar amount which may be adjusted by the Board in its adopted budget, must be submitted to the Board for formal funding approval. This includes projects sponsored by the Board, by the staff, by LLCC volunteer Committees, and by LLCC members in good standing.

Projects must be submitted for Board approval using the Project Approval Request (PAR) included in this resolution and providing all the information requested therein. The format and contents of the PAR may be modified by the Board to meet future needs without requiring a change to this resolution.

All PARs must be developed in consultation with HOA staff since they are responsible for advising the Board on budgetary matters and carrying out projects approved in the Budget. The General Manager, and assigned staff, will work with project sponsors in developing PARs, and will be responsible for giving a staff recommendation concerning all PARs to the Board. PARs should be submitted into the annual HOA budget development cycle to allow timely Board consideration. Projects submitted out-of-cycle should be timed so that the Board has at least two weeks review time before the meeting at which approval is being requested. Projects which are not initiated when planned will not automatically carry over to the next Fiscal Year. If a project is not started in the Fiscal Year for which it was approved, a PAR for the project must be resubmitted for funding approval in a subsequent year.

The General Manager will update the Board on the status of all approved projects at the regular monthly Board meetings.

All projects which propose using outside contractors should indicate the procurement method proposed for obtaining services or materials consistent with LLCC procurement policy and practices. The proposed project schedule should include sufficient time for the appropriate

Lake Limerick Country Club HOA

PROJECT APPROVAL REQUEST

FY _____

1. The person or Committee proposing the project.
2. The project's description/scope including:
 - a. Narrative description of the project;
 - b. The project's purpose and the value LLCC members will receive from the completed project, including any health and safety improvement aspects;
 - c. Alternatives Considered;
 - d. Such drawings and sketches as necessary to understand the project;
 - e. The approximate cost for the project, and the basis and assumptions for that cost estimate;
 - f. An approximate project schedule, including any time or seasonal constraints regarding project activities or completion date.
 - g. A recommendation as to whether the project should be delivered in-house with LLCC staff, use outside contractors or consultants, or be carried out by a combination of in-house and outside resources; All projects involving outside contractors should indicate the procurement method proposed for obtaining services or materials consistent with LLCC competitive procurement policy. The proposed project schedule should include sufficient time for the appropriate bid process (preparing requests for proposals or bids, advertising and response time, bid review and evaluation time, negotiation and award).
3. The budget status of the project (e.g. the Board already included the project in a previous year's budget? Is it in a longer-range capital improvement plan? Is it a new idea coming in outside the normal budget cycle?);
4. Any additional considerations the Board may need to consider, including any foreseeable project risks or liabilities;
5. The proposed project manager;

PAR Submitted by _____
(Committee, Staff, BOD Member) (Date)

HOA Staff Review: Concur Concur with Changes Does Not Concur

(HOA General Manager) (Date)

bid process (e.g. preparing requests for proposals or bids, advertising and response time, bid review and evaluation time, negotiation and contract award).

All projects for which PARs are prepared must clearly benefit the Lake Limerick community and be of sufficient priority vis a vis other needs to justify expending LLCC resources.

Date Approved:

Secretary,
Lake Limerick Country Club HOA Board of Directors

President,
Lake Limerick Country Club HOA Board of Directors

PROJECT APPROVAL REQUEST

1. **Project Name:** Olde Lyme Park Restroom Upgrade for Year around Usage

2. **The Person or Persons and Committee Proposing the Project:**

The Lake Dam Committee and LLCC BOD are sponsoring this project.

3. **The Project's Description/Scope Including:**

a) Narrative description of the project.

This project will upgrade the restroom at Olde Lyme park to facilitate its use by members on a year-round basis. Historically, all LLCC park restrooms are closed and winterized from November 1st to April 15th of each year to prevent the water lines from freezing during cold winter months. Members noted in a previous "parks survey" that they would like to see at least one functioning restroom open year around to support winter park users and exercise walkers. During the FY 2023 budget cycle, funding was approved to upgrade the restroom in Banbury park for year around usage. This remodel was completed and involved routing nearby power to the restroom and installing an interior heater, a fan with lights and an in-line hot water heater to the restroom sink. Heating was added to both adjoining restroom areas since a common water source is used and both required heating to prevent freezing. In the 2025 budget cycle, the Board decided that the restroom at Olde Lyme Park should be upgraded in a similar manner for use by members in Divisions 4 and 5 (on the west side of Mason Lake road). The upgrade would be patterned after what was done with the Banbury restroom and will take advantage of all lessons learned from that project.

b) The project's purpose and the value LLCC members will receive from the completed project, including any health and safety improvement aspects.

The purpose of this project is to provide LLCC members in Divisions 4 and 5 with a functioning restroom for use on a year around basis. Currently, due to concerns about water line freezing, the restroom at Olde Lyme park is closed and winterized from November through April of each year. Members can use the park throughout the year but will have no functioning restroom during the winter months. This complicates their visit especially if they have small children, and may ultimately limit their ability to enjoy park visitations. In addition, walkers and joggers frequently need to make restroom stops as they walk or jog around our development and having an open restroom facility would be beneficial to them as well.

c) Description, drawings and sketches as necessary to understand the project.

The Olde Lyme Restroom upgrade will be modeled on the Banbury park restroom upgrade.

PROJECT APPROVAL REQUEST

d) The approximate cost for the project, and the basis and assumptions for that cost estimate.

It is estimated that the total cost of this project is \$15,000. This amount has been included and approved in the FY 2025 LLCC budget. This estimate is based on expenditures experienced during the Banbury restroom remodel. Specific project tasks associated with this project include:

- 1) Route power from an adjacent power pole into both restrooms and terminate in a fuse panel (100 amp).
- 2) Install a heater in both bathrooms with tamper proof thermostat
- 3) Install a restroom ceiling using particle board or plywood sheets. Include cutouts for roof skylights if applicable.
- 4) Install the following equipment in one restroom designated to be open year around: a) overhead light/fan with motion sensor and b) in-line 120-volt tankless electric water heater on the hot water line for the sink.

e) A recommendation as to whether the project should be delivered in-house with LLCC staff, use outside contractors or consultants, or be carried out by a combination of in-house and outside resources.

This project should be managed by our Facilities manager and the work performed by our maintenance personnel with subcontracted help from an experienced local electrical contractor. The latter effort will involve routing power from an adjacent power pole to an electrical fuse panel installed on the side of the restroom. PUD 3 will also be required to support routing of power from the existing power pole.

f) An approximate schedule, including any time constraints regarding project activities or completion dates.

Since the Olde Lyme restroom is already winterized and closed for the 2024/2025 winter months, this project needs to be scheduled and completed prior to next year's winter season. Facilities should plan the work consistent with other demands for their time. Completion should be targeted for no later than the end of September, 2025 before Fiscal Year budgeted funds expire.

4. The budget status of the project.

Funding for this project (\$15,000) has been authorized by the BOD and included in the FY 2025 LLCC baseline budget.

5. Any additional considerations the board may need to consider, including any foreseeable project risks or liabilities.

Olde Lyme restroom is somewhat isolated and can be prone to vandalism. Having the restroom unlocked during daylight hours adds to the risk. Making sure a camera is set up to monitor the restrooms would help deter this possibility.

PROJECT APPROVAL REQUEST

6. The proposed project manager.

This project will be managed by the LLCC Facilities manager.

7. Evidence of coordination with appropriate staff departments and management.

The project has been reviewed with the Facilities Manager and the General Manager who support its objective and scope.