

**LAKE SHORE HOMES, INC**  
**General Meeting Minutes**  
**July 6, 2019**

**CALL TO ORDER:** The meeting was called to order by Tom Tiffany at 10:00 am, in the LSH Park below the Powell's deck.

**ROLL CALL:** Steve Roffler called roll. The roll call showed 37 of the 70 paid members were present in person or by proxy. A Quorum.

**APPROVALS OF MINUTES:** The 2018 LSH annual meeting minutes were read and approved.

**REPORTS OF OFFICERS**

• **TREASURER'S REPORT:**

Steve Roffler presented the Financial Statement for FY 2018. The financial statement was accepted by membership vote.

• **PROPERTY REPORT:**

Ron McCaffery reported on Phase I and II that were managed by Northwest Management this winter and spring. Phase I was completed from Jan. 29 – Feb. 8, 2019. It included selective harvesting of trees, hauling wood to mills, and burning slash in piles on the property. The LSH association netted \$12,761 from the wood sales. Phase II was completed in June, 2019. It included the thinning and cutting of brush and limbing of trees for forest health and wild fire prevention. LSH will receive DNR grant money that will offset our total costs. The final cost of Phase II will be determined when we receive the invoice from NWM. It is approximated at \$8,000.

• **ROADS:**

Ron McCaffery reported Bode Sand & Gravel were contracted to grade and gravel roads 5 & 6 this spring. They recommended a more coarse gravel than was previously used, and the LSH board agreed. 19 loads of gravel were used. Dust control was also applied by Mort's this year on roads 5 & 6. An asphalt emulsion material was applied to the roads for dust control that is more effective with the coarse gravel applied this year.

• **5 YEAR PLAN:**

Tom Tiffany summarized the current 2019 Revenue & Expenses to date and how they compared to the 5 year plan estimates. Tom proposed that the excess money made from wood sales be put in a Forest Fund and only be used for Forest expenses.

He emphasized the need for a dues increase based on projected numbers for the next 5 years. A motion was raised to increase the dues to \$200/year, but Tom reminded the members that we could not vote today without a Super Majority. A discussion about dues proceeded and the consensus was to have the LSH Board provide a revised 5 year plan again outlining the revenues and expenses with emphasis on road maintenance to reduce the need for member maintenance. Another item that is a cause of discussion, the Porta Potty near the park was raised by a member for those with family and grandchildren that have lake homes not at the park. Also briefly raised but not thoroughly discussed was a pump house for watering the park, eliminating the use of park residence needing to use their lake home hoses. The LSH members attending the meeting asked the board to email the revised LSH five year plan for a vote to the paid members to increase the annual LSH dues, with looking at dues increase between \$25 - \$75. Members without email will be contacted by USPS mail. The amount of the proposed dues increase will be decided by the board of directors.

**OLD BUSINESS:**

A question was brought forward regarding dead trees in the park area and why loggers did not remove. Ron responded that the loggers could not get all trees, especially next to cabins or on steep terrain.

Pat Tierney asked if NWM is handling both LSH and Silver Beach forests. Ron responded Yes.

**NEW BUSINESS:**

Noise (loud music and fireworks) late at night was brought up by several members. It seems to be mainly concentrated in the Park Bay area. What can be done about it?

A discussion ensued. Tom emphasized being a good neighbor and respectful of each other. Mike commented that he attended the LLPOA meeting and the new sheriff and a county commissioner attended to discuss new ordinances for noise and firework levels and time restraints. Currently, Stevens County has neither. He stressed that now would be an opportune time to contact them about your concerns. It was determined that the Board of Directors has little jurisdiction on this matter but will be supportive of taking the issue to the Stevens County Commissioners.

A concern was brought up about the lack of bathroom facilities in the Park area. It is very difficult for people with small children. The addition of a Port A Potty was discussed and will be considered by the board. During the same discussion a member brought up the possibility of a pump house to provide water to the park so a sprinkler system could be installed to eliminate the need for park residents to drag their hoses and water the lawn.

A comment on long term parking in the LSH wooded area was addressed since there is now more room to park vehicles, trailers, motor homes, etc. Could this become a problem? Dumping of yard waste and garbage was also mentioned. LSH By Laws prohibit dumping in the wooded area.

One Board member is needed for the vacant position left by Ron McCaffery. Alexa Wilson indicated her willingness to serve and was put into nomination. A vote was taken and she was unanimously approved.

Tom Tiffany presented Ron and Pat McCaffery with a gift certificate for Ron's 15 years of service on the LSH Board of Directors.

**ADJOURNMENT** Motion made to adjourn the meeting. Second. 11:40 AM.

\*\*\* LSH Board of Directors Meeting to follow General Membership Meeting \*\*\*

Respectfully submitted,

Steve Roffler