

LAKE ARROWHEAD COMMUNITY CLUB

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BOARD OF DIRECTORS BUSINESS MEETING MINUTES

Date: Saturday, December 3, 2022.

The meeting was called to order at 10:10 am by President Erick Balstad.

Attendees: (In Person) President Erick Balstad, Vice President Brian Larson, Secretary Tara Delano, Les West, Dan Rathburn, Roland Rasher, John Silver, Paul Martin.

Excused Absence: Sharonda Amamilo

Caretaker Deanna

Guests: 4

Minutes of the 5 November 2022 board meeting. Approved with amendment to correct John Silvers name.

Correspondance:

- Payment notification from Dynamic Collections for John Ausbun collection, received and closed
- Notice for information from shoreline development
- Longhouse rental forms for 2 separate parties covering 3 dates.
- NW Aquatic Systems invoice to keep permit open (\$725.00)
- Copy of Good Neighbor Policy for amendment
- Email from Sharonda Amamilo with attorney information regarding Request of Records on Blunt Leaf Pond Weed. Decision was needed to send as is, or include additional information.

Caretakers Report :

- Proposed group pump discount from AAA Septic
- Completed clean-up from downed trees and winter weather
- Contacted PUD for downed trees affecting power lines and swim area
- 2 incident reports by Kerri Arndt (Div 4, Lot 36) from November 1, 2022, regarding neighbors dogs, and November 30, 2022 regarding potential unauthorized access to her property. Secretary Tara Delano to prepare and send certified letter to Kerri, acknowledging receipt of incidents, and to report to animal control and Mason County Sheriff, as these incidents are outside of the scope of the lake board.
- 3 Longhouse rentals brought \$300.00 in for lake.

- Longhouse refrigerator needs replaced. Paul Martin offered to donate a new refrigerator
- Longhouse couches could use replacement
- Caretakers notified a new laptop is needed for door codes, current laptop does not hold charge
- Deanna worked on Dynamic collections with Tara and input 15 new collections
- Tara presents list of lots 2+ years overdue and motions to proceed with foreclosure process. Roland seconded. Passed. Board discussed attorney fees, or cost for submitting foreclosure. Board to come to agreement on sending letters to outstanding lot owners for payment or judgement.

General:

- Nothing to report

Treasurer's Report:

- Nothing to report, as a statement had not yet arrived.
- Bank balances at time of this meeting
 Checking \$5,714.09
 Savings \$948.27
 Money Market \$34,191.62
- Jeanie suggested scheduling future board meetings on or around the 15th of the month to allow for statement to be current.

Capital Improvement

- Discussed 50 yards of gravel on Arrowhead drive, specifically the boat launch area. Rock supplier Jerry in Elma quoted \$3,600.00. Tara suggested a less expensive alternative supplier. Will revisit.

Maintenance:

- Nothing outside of Caretaker's Report.

Lake Environment:

- **No additional information. See and discuss Sharonda's email regarding records request.**

Architectural Control

- No new requests submitted, and no outstanding reports to approve.

Recreation & Landscape

- Nothing additional to report outside of Caretaker's Report.

Old Business:

- Tara notified board about 3 unclaimed boats from the Spring auction and board discussed options on posting or disposing the boats. No determination was made.

- Tara proposed that a board member or group should review the general membership survey from the 2022 annual mailing, and prioritize the list of suggestions or concerns from the membership and come up with a plan to implement them. Roland offered to take on the task, and a copy of the survey results were provided to him.

New Business:

- Paul extended the payhoa.com (HOA software) free trial for 30 days. Revisit on January 15th. Tara suggested putting a question into the 2023 annual mailing asking the membership if they would be interested in digital communications.

Upcoming Board meeting dates:

- January 14th, 2023 at 10am at the longhouse (or Zoom January 11th, 2023).

Meeting adjourned at 11:45 am.