

## Palmer Lake Beach Club Inc.

### Board Meeting Agenda, July 28<sup>th</sup>, 2022, 7:00pm South Beach Offices

1. **Call to order:** 7:00pm
2. **Roll Call:** Rich Goad, Maint Supv/Member; Jada French, Board Alt; Sarah Watkins, Treasurer; Dolores "Dee" Starr, Secretary; Jeffery Prestage, 1<sup>st</sup> VP, Kim Hunsaker, 2<sup>nd</sup> VP, Rosa Velder, Opns Mgr; Robert "Bob" Perry, President; Jill Peterson, Member; Kathy Wright, Member; Tammy Harris, Member;
3. **President Comments:**
  - a. **Agenda Review:** The agenda was reviewed and attendees were asked for any changes or additions.
  - b. **Report out for the record the Executive Session (July 15<sup>th</sup>, 2022, 6:00pm, attended by Sarah Watkins, Dolores Starr, Kim Hunsaker, Jeffrey Prestage, Bob Perry, at which the following decisions were reached by unanimous vote):**
    - Officer roles remain the same, except Sarah and Dee have exchanged roles, Sarah is now the treasurer, and Dee is the secretary.
    - It was approved that we terminate the Federal Construction contract, and contract directly with Current Electric, the electrical contractor to get the job finished. We would pay a 50% deposit of the outstanding invoices, and any balance on the Federal Construction contract could be paid to the past employees of Federal Construction under a separate agreement when the work is completed. We do not contemplate exceeding the total approved project budget, and we do anticipate completion of the work. Attached is a copy of the termination notice, and a draft of the proposed Current Electric agreement.
    - We will order the new barbeque grills, and we will wait to order benches until final location has been confirmed.
    - We agreed to modify the non-compliance process, and the new process will be reviewed in the next non-executive board meeting.
    - We discussed the designation of the large dock on the north beach regarding swimming or fishing, and it was agreed that it would be designated with signage as swimming only, in line with its historical usage.
    - We agreed to consider payment for an easement for the Palmer Lake Beach Club sign land to forestall any future issues.
    - We discussed employee salary levels and agreed to increase the hourly wages for our employees effective July 1, 2022 as follows: Rosa Velder, Opns Mgr/Bookkeeper - \$34.00; Richard Goad, Maint Supv - \$22.00; and Jay Wood, Maint Tech, \$19.00. This was in recognition of performance, current market pay levels, the fact that we had not done pay adjustments in the last two years, and the 9.1% inflation rate.
    - We agreed that we would ask for a bylaw change for this fall to allow for the easy computation of past due account interest, as well as a dues increase. These changes will be discussed and reviewed in a regular board meeting for approval.
  - c. **Confirm Fall Member Meeting October 22<sup>nd</sup>, 10:00am.** We agreed to use the Home Fire Station meeting room which has been reserved from 9:00a~1:00pm, and that we would buy a couple of drink coolers so we can have water and iced tea.

**4. Secretary/Operations Manager:**

- a. Discussions of general correspondence and communications. No unusual or noteworthy communications took place.

**5. Treasurer/Rosa Velder (Bookkeeper/Opns Mgr):**

- a. **Financial Report:** Sarah presented the monthly financial report package and explained the results. There were no questions. Dee made a motion to accept the report, Jeffery seconded the motion, there was no discussion and the motion passed unanimously.

**6. New Business:**

- a. National Night Out Aug 2nd. 6:00~9:00pm. Sarah is managing the event with the help of Dee, Jada, and Tanya S. There will be a hamburger/hot dog grill, sheet cake, chips, games, etc. for the event.
- b. Community dumpster update. Dee said she would send the agreement around for review so we could consider if we should sign it.
- c. The Community Improvement Committee noted that they would plant flowers by the PLBC sign and put in place a watering schedule.
- d. Ownership of chickens for eggs was discussed, and it was noted that the Declaration does not allow such animals. The Board agreed that we would look at complaints on a case-by-case basis for resolution, since chickens (not roosters) seem to be a popular part of home gardening.

**7. Next Board Meeting:** August 25<sup>th</sup> at 7:00pm

**8. Adjourned:** 8:45pm

