

Collins Lake Community Club
Monthly Board of Directors Meeting Minutes
February 18th, 2018

Call to Order: The regular monthly meeting of the Collins Lake Community Club Board of Directors was held on Sunday, February 12th 2018, at 2:00 P.M., at the Collins Lake Fire Station. The President being in the chair and the Secretary being present.

Attendance: Board members present were Dave Thomas, Jay Gutka, Loren Chilson, , Ben Flanig, Ron MacDonald and. Steve Dameron and Dale Gadley were absent. 8 visitors were present.

Approval of Minutes: Corrected Minutes from the January 21st Board of Directors Meeting were sent to the Board members for review and are approved.

Officer Reports:

President: Shared some members have asked about the possibility of adding gates to the community and recent burglaries. Following a discussion that no board action was initiated.

Vice President: No updates.

Treasurer: None

Secretary: Provided written report, reviewed communication log and covered the state of the PPM update. Covered annual meeting letter and notional timeframe.

Water Operations Manager: Provided water report and briefed the board. Well #1 is not supplying water to and NWS recommends not repairing pending planned upgrades. Pump #3 providing for the community water system. NWS understand our strong desire to initiate and complete Well #1 upgrades as soon as possible.

Unfinished Business:

1. Community Beach Repairs: J. Gutka briefed the North and South beach repairs are waiting for a new contractor to return our call.

New Business:

1. Property Actions (information only)
 - Water Lock off: None
 - Sales: D3L46A, D4L38A
 - Liens applied: None
 - Liens removed/validated clear: None

2. To formally document the 2017-2018 Directors due to the resignation of R. Talbot.

B. Flanig motioned "To accept the slate of officers and directors as follows:

President: Dave Thomas, Signatory

Vice President: Jay Gutka, Signatory

Treasurer: Vacant

Secretary: Ben Flanig, Signatory

Water Operations Manager: Loren Chilson

Director(s): Ron MacDonald, Steve Dameron and Dale Gadley"

And "Change signatories on all CLCC bank accounts:

Replacements: None

Additions: None

Removals: Rachel Talbot"

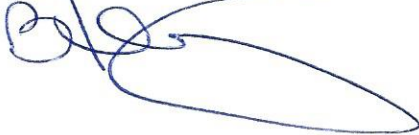
Both were seconded by D. Thomas. Motions passed unanimously.

3. Thompson water account has been handed over to our CLCC lawyer for adjudication. The President met with the attorney and is working with the member to define what a "Reasonable Accommodation" in this issue. He also provided several examples of what is and what is not a "Reasonable Accommodation". The member was not present at the meeting.
4. D. Thomas motioned "to accept 2018 ADA resolution as provided to the board" and was seconded by B. Flanig. Motion passed unanimously.
5. L. Chilson motioned "to allow R. Tabert to enter into a water repayment plan" and was seconded by D. Thomas. Motion passed unanimously. The member was not present at the meeting.
6. L. Chilson provided an update on the Well #1 roof and recommends holding off on roof repairs as the current leakage is minor and not endangering any equipment. The planned work at this site will address the current issues.
7. Fernan boundary adjustment was discussed again at the request of the member who was not present at the meeting. The board still is still not approving this request and will be turning the issue over to our attorney for adjudication due to the interface with county regulations and our current USDA loan prerequisites.
8. D. Thomas briefed the board regarding NWS billing verbiage due to recent conversations with some of our members.

D. Thomas motioned to "add the following language to NWS billing; "This bill is for infrastructure and maintenance charges with a base water use included" and was seconded by R. MacDonald. Motion passed unanimously.

9. One of the guests brought up some of the abandoned vehicles in the community and bylaws. These vehicles are in the county right of way and the board recommended the home owner call the county. The board also shared that the county is currently working with several property owners regarding their property condition and it takes time to get them in compliance with county regulations.
10. B. Flanig initiated a discussion regarding the recent increased cost for retaining an attorney to deal with members and the major upcoming costs. Due to lack of skills and required major repairs at the North and South beaches combined with very low CLCC volunteerism we need to initiate more special assessments to maintain an adequate reserve account balance for unforeseen legal or repair costs.
11. M. Hansen provided information regarding an American Legion August pine wood derby that the community can participate in. He also briefed the board that the first Tuesday of each month there are open gun classes for \$15 at the Poulsbo Gun Club.
12. L. Chilson mentioned the upcoming freeze and community awareness.
13. L. Chilson took over sign updating responsibilities from M. Hansen.
14. Very short discussion regarding fish. No board action required.

Adjournment: The next scheduled meeting will be a Board of Directors meeting on 3/18/2018. D. Thomas moved to adjourn at 3:01 PM and was seconded by J. Gutka. Motion carried unanimously.

Approved  3/18/18