
August 2022 CLCC Board of Directors meeting

Sunday August 21, 2022 1:00pm. Call to Order at 1:06

Attendees

Pennie Edwards, President
Cerena Plantz, Vice President
Lisa Hoey, Treasurer
Loren Chilson-Water Manager
Michelle Casebeer-Bondarchuk, Secretary
Dale Gadley
Debi Birch

Visitors: Ben & Jody F, Michele D, Carol R, Les W, Connie M

Secretary report- May and June minutes were read. Loren motions to approve minutes, Dale seconds. Motion passes.

Treasurer report- 9 accounts in collections, 9 liens, 34 accounts are behind. Loren motions to approve Treasurer's report, Dale seconds. Motion passes.

Old Business:


1. Long discussion regarding annual community dumpster. CLCC will not pay for additional charged items. Also need to post a sign "NO hazardous materials." Loren makes a motion to install a gate to prevent driving down to the dumpster, Lisa seconds. Motion passes. Debi motions to hold off on
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securing the dumpster until the gate is installed, Lisa seconds. Motion passes.

2. Pennie has called into HOA regarding Community Solutions taking over CLCC. There are 3 different “tier” options depending on what the community would need/want. This will be costly for all members. A Board would still need to be in place as a liaison. CLCC needs new board members. Member would like to know if we can dissolve the board. We are unable to do that due to USDA loan.
3. Delinquent assessment put into place at 12% per year.
4. Member has a question regarding sending mailings out to the community. Can we use the library to print and mail? No, there is a limit on how much can be printed and postage would be too costly. Members can use the library to print Policies & Procedures.
5. Member was not sure how much to pay for the annual dues. The board thought it would be \$70 due Aug 2022, and \$40 due in February 2023. However it is \$110 due Aug 2022.
6. Pennie will put Cerena on the list to be able to pick up the Library key on Saturday's.
7. Pennie received notice from J. Sprague, does not recommend a second Annual meeting. Budget has been ratified.
8. Department of Health Update: Wendy Matthews was at CLCC on 7/15/22 and also a week prior. Visited properties that are dumping gray and black water. She is unable to contact two other properties. Pennie will get another update from her after Labor Day.

New Business:

1. Zoom meetings cut off at 45 minutes. Pennie will check with Jennifer to find out if we can use their paid Zoom account for the annual meetings.
2. Cerena shared that there is a hole on the North Shore Dock. Dennis Plantz volunteered to replace boards if materials are supplied. The Dock and



some boards need to be replaced. Loren makes a motion to approve Dennis to replace boards, Lisa seconds. Motion passes.

Adjournment: Pennie makes motion to adjourn meeting at 2:30, Cerena seconds. Motion passes.

Executive session followed.

Respectfully,
Michelle Casebeer-Bondarchuk, Secretary