



Sunlight Waters CC Board Meeting Minutes 1/9/2021

Call to order.

The January 9, 2021 meeting of the Sunlight Waters Country Club Board of Directors was held remotely using Amazon Chime (meeting ID 3501 09 7846).

Call to order by President Jim Moehring at 10:01.

Attendees

Roll call

Jeannine Takaki (Secretary), Terry Clinton (Treasurer), Jim Moehring (President), Chris Felstad (Trustee), Darren Capps (Trustee), Kym Codomo (Trustee), Reza Shekarriz (Trustee),

Guests

Pam Miller (Facilities Manager)

Members not in attendance

James Ihrke (Vice-President)

Guest Remarks

None

Approval of Minutes

A motion was made to approve the October 2020 minutes. Seconded and approved at 10:05 AM.

A motion was made to approve the November 2020 minutes. Seconded and approved. at 10:06 AM.

Treasurer's Report

Terry Clinton presented this month's figures:

- Checking: \$57,575.56
- Checking debit: \$ 587.33
- Savings: \$ 46,843.52
- Lot elimination: \$ 18,568.72
- CD: \$ 102,197.64
- Total: \$ 225,772.77
- Deposits as of December 31: \$5,450.16

A motion was made to approve the reports; the motion was seconded.

Reza asked for discussion of P&L since the insurance premium increased by 50% after renewal. Our insurance expert Kym volunteered to review the policies, see what changed, and report back.

He also asked that we see if there is any way to reduce telephone and Internet charges. We pay about \$200 a month for the telephone business plan, including a fax that we don't use. Postponing discussion till later.

The Treasurer's Report was approved unanimously at 10:20.

Architectural Committee Report

The committee met in November and in January. We had good discussions and thanks everyone for participating.

Actions:

1. Sharing the APC charter with the community, using a letter to all owners and members to go out in spring. The letter outlines the responsibilities of members and owners when following rules in the DCRs. A different letter would go out whenever a property changes owner. We understand that compliance is easier when people are just moving in, so the APC is acting to make sure new owners understand the rules from the start. All new owners are asked to review the APC Charter, which refers to the relevant articles in the bylaws and DCRs (published online). The letter also discusses important non-compliant items such as Firewise.
2. Reza provided a summary of past November APC meetings, and sent the summary to the Board members shortly before the Board meeting.

Commented [JT1]: Corrections from Terry Clinton incorporated

3. Complaints were made by private parties to county regarding illegal habitation. It is important that the community understand about actions taken per the by-laws. The Board does not 'report' people but is required to take action once aware of a violation. The Facilities Manager will first contact property owners when informed of non-compliant properties. Generally, when we contact people, they take appropriate action. However, if the violation is not resolved, the Facilities Manager sends out a certified letter of warning.

Correspondence

None

Unfinished (Old) Business

Lake Defense Force

The company has stated their intent to go to small claims court. We are waiting to see if this is the case.

Culvert replacement progress

Jim sent a sketch to DOE and they said it was okay, removing the requirement for a sand filter. We are now waiting to hear from Badger Construction about the revised drawing using smooth pipe and concrete embedment. Then we would seek approval from DOE and get our bid.

Pool budget

We offered to pay Dean Nault to have him come out and give us an estimate. He agreed to do that in the next 2-3 weeks.

Dock progress

Darren was getting bids based on Dave Korpi's sketch. We are waiting for bids from three companies.

KRD bridge repair

Discussed supplies needed to repair the bridge near the lake. At least four of the big boards need to be replaced.

Chris took pictures of the boards and damage to the railing, but Pam needs a specific list of supplies. Then Bob at KRD will review it and okay and schedule the repairs.

Fire building

The red building next to the Baker Building is up! The Fire District expects it to be operational by March.

Snow plowing

The new company has been doing an awesome job of plowing on Highline Loop, and on Ridge Loop. Darren has sent someone to put down sand when it gets icy. Terry provided his tractor to spread the sand. Do we need more sand?

Dog stations

4 more dog stations were delivered. We need someone in the upper area to provide input on where to locate them.

New Business

Annual statements

Annual statements will be mailed soon. They were delayed this year because the CPA's wife was critically ill.

This year we will print our refund checks rather than confusing people about the statement.

We plan on doing a newsletter in March.

Additional content for mailing includes the architectural committee, and a reminder to mow grasses early.

Annual meeting

The Board agreed that a meeting is absolutely required this year, but that we will need to do it online, given uncertainty of COVID-19 restrictions in the County.

Discussed how to hold the meeting online, to mitigate problems of accessibility and technical issue for non-computer users, as well as requirement to provide voting information in advance.

Clubhouse heating and cooling

We have paddle fans all over, but no AC. The old baseboard heaters are a huge fire risk, installed in the 1970's when electricity didn't cost anything. We want to cut our heating costs!

Terry is knowledgeable about split heating/cooling systems and said Ductless mini splits are in wide use and are the right technology to provide cooling. They produce heat even at very low outside temps. He offered to provide a proposal.

The Board held off on taking this offer since there are too many other unfinished projects:

Commented [JT2]: Correction from Jim Moehring incorporated

- Pool: air pockets in pool has been fixed, so pool is usable.
- Dock and parking area by lake is in progress and has an approved budget.
- We need to make progress on basketball court that was already approved.

Firewise

To keep our “Firewise Community” status, we need to track hours that we spend on fire and fuel mitigation. Pam collects all the hours, certifies it, and reports to the Firewise org yearly.

We need a lot of hours, so report them to Pam please!

For example, this year we didn’t do wood chipping, but instead, we had tree cutting, mowed on properties that were never mowed before, did some brush removal on slopes, etc. community education which also counts towards Firewise hours, so Pam ordered a brochure from the Firewise program to mail out to owners.

The community has been asking for examples of good Firewise landscaping. Perhaps we should fix up the area around the Clubhouse to serve as an example? Also, Pam knows a Firewise gardening expert at DNR who offered to give a presentation at the annual meeting.

New signs

Last year’s budget included warning signs for the roads leading to Twin Lakes. The signs have been installed.

We also got 2 **No Vehicles** signs to put between pool and road because people have been riding snowmobiles or quads there, which broke the clubhouse septic vents.

Open Floor

At 11:14, the floor was opened for general comment and questions.

We talked about the planned Reserve Study. Terry has asked for proposals from 2 companies who do these studies. No answer yet.

Executive Session

Executive Session started at 11:17 AM and ended at 11:50.

Continued

Motion was made to increase hourly salary of Facilities Manager by 10%.

Seconded and approved.

Announcements

none

Adjournment

At 11:52 a motion was made to adjourn the meeting. Seconded and approved.

Revision History

| | |
|------------|---|
| 01/09/2021 | Source document created; added meeting agenda and copied into template |
| 01/10/2021 | First round of edits |
| 02/10/2021 | Cleanup |
| 02/10/2021 | Draft sent to Board for review |
| 02/13/2021 | Corrections from Board incorporated into draft. Fixed H2 casing. Corrected version approved at regular Board meeting. |
| 02/16/2021 | Final grammar type review. Converted to PDF. Sent to Webmaster. |