

SWCC Board Meeting Minutes

Saturday, Oct 14, 2023, 10:00 AM

CALL TO ORDER

The 14th, October 2023 meeting of Sunlight Waters Country Club Board of Director's was in person and called to order by the President at 10:07am.

ROLL CALL

Dave Korpi (President), Brandy Lobdell (Vice President), Donna Mayo (Secretary/Treasurer), Doyle Beekley (Trustee), Jerry Ihrke (Trustee), Mide Josenhans (Trustee)

AGENDA APPROVAL

Previous board minutes are approved after a motion was made and the motion was seconded.

Facilities Manager's report – Erin

- a. Correspondence – Incoming / Outgoing – still collecting Special Assessments, up to 77% collected as of today. 227 Lots have paid the Special Assessment.
- b. Accounts in Arrears / Liens / Collections – total of \$58,525.71 owing from 57 accounts.
- c. Enforcement of CCR's / Bylaws – no current complaints to report.
- d. Foreclosure update from Atty – 2 out of 4 accounts have contacted me and have been directed to the attorney to resolve their account.
- e. Professional HOA Management Update – currently we have 2 proposals (Ponderosa and Operations Solutions NW), both from companies out of Spokane, awaiting one more from a company out of Tri-cities (AMS) – Bob needed more time. Others have declined to work with us or have never responded to our inquiry.

COMMITTEE REPORTS

Community - Brandy - trick or Trunk is a go. It will be from 4 - 6pm on October 28th. The chili cook off is on hold.

Bridge - Mike - Setting up a walk-through of the bridge to look underneath for possible necessary repairs.

Roads (snow plowing) - Mike - 2 bids are in. Crystal Clear is \$450 per hour, which is \$120 more than Northwest, which is \$330 per hour. Northwest is approved for 2023-2024 year

Pool - Jerry - the pool is now winterized.

Dam - Doyle - Weir fix will be in spring. Dan Fisher will coordinate this.

Audit - Erin - no response. Erin will follow back up.

Bridge Contract - Dave - 1 proposal is coming in mid - November.
The wood needs to be fixed.

Budget Reserve Study - we may look for a new company to do our study.

Budget - Seismic analysis needed on the dam within the next 3 to 5 years. Could be 30K to 80K.

Trees - Bill and Mike - Removal - may use firewire \$.

Showers - Finish in the spring for fire inspections.

TREASURER REPORT

General XXXXXX6243 \$25,621.01
Debit card XXXXXX6253 \$1,030.09
Regular Savings XXXX0743 \$99,139.00
Reserve XXXXXX \$ 52,108.70
Bridge 11,350.59
ADJOURNMENT

A motion and a second was heard and the meeting was adjourned at 11:33 A.M.