

**TIMBERLAKE COMMUNITY CLUB, INC.
COMMUNITY MEETING MINUTES
March 24, 2018**

**Board Members Present: Tom Hanson President, Vice President Catherine Robertson, Treasurer MaryAnne Preece, Directors at Large: Kenneth Bassett, and Linda Miller. Secretary Linda Bruder and Terry Hubbard were excused.
Employee Present: Sheila Hedlund, Office Manager, Pam Thorne-Cochran Office Assistant
Members Present: List attached**

ITEM	DISCUSSION	ACTION/CONCLUSION
Call to order	The meeting was called to order at 10: 00 a.m. by Tom Hanson, President	
Pledge of Allegiance	Everyone stood and recited the Pledge of Allegiance.	
Announcements	<ul style="list-style-type: none"> • Welcome, Tom thanked everyone for coming to the meeting • Meeting rules; always show mutual respect for one another and state your name and Division/Lot # when speaking. 	
Minutes	<p>Addition to the February 24, 2018 Minutes A new checking account has been opened in February at Heritage Bank by MaryAnne Preece, Timberlake Treasurer. This account is intended to service the paying of the Washington State loan for the Water Pumping Building. The reason for opening of this account is from our latest financial audit. Terry Hubbard, MaryAnne Preece and Cathy Robertson will be added as signers until March 26, 2018, when the signers will be updated to reflect the new executive officers. All account signer cards are being revised to reflect recent changes in executive officers.” With the resignation of Terry Hubbard and the appointment of Thomas Hanson, all signature cards, at all current banks will need to reflect this change. Executive Board members are Catherine Robertson, Linda Bruder, Mary Anne Preece, and Thomas Hanson. Each is an approved signer for all of these accounts</p>	<p>A motion was made by Catherine Robertson, seconded by MaryAnne Preece and passed with no Nays as follows: To approve the minutes of February 24, 2018 as amended</p>
President’s Report	<ul style="list-style-type: none"> • This Board’s goal is to keep information upfront and available upon request. The website has been updated, a new Tree cutting tip sheet has been created as well as a new water billing information sheet. We appreciate member input. This is a good Board to work with and we are keeping focused on the tasks at hand • Savings Report: We have cut our CPA costs in half over the past year and have had a significant savings by having our reminder cards and statements done by an outside resource. • Budgets: Our rates will be going up. Each Department is working on line items with an April 25th deadline. There will be a town meeting in May. • Elections: We will be using an outside company the same as last year to secure the ballots and counts. Brad Moore 07/081 ~ stated the costs are significant and come to \$10/vote, it would be more cost effective to do it in house. Brad volunteered to head up the Committee. Other volunteers for the committee are, Jorge and Paula Villareal 	<p>Contact Prosecutors regarding employee theft</p>

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	<p>01/248, Clay Long 09/005, and Siro Cappelletti 05/031</p> <ul style="list-style-type: none"> • Thank you to Nancy Winchel our Web Master for the reworking of the web site. Nancy will be staying on with us for the next year at the same rate. • Water Department – Board of Directors Relationship: The water committee is its own entity trusted by the Board to run water department. They determine their own expense budgets and create recommendations for Board final determination • The Regional HOA Meeting will be held at Lake Limerick with the main focus being renters, several of our Board members may attend. • Timberlake has two lots for sale that were obtained through a sheriff's sale. The goal is to regain the outstanding debt and to have them generating income once again. 	
Vice President's Report	Everything is running good in the office.	
Treasurer's Report	<ul style="list-style-type: none"> • The financials were reviewed with the addition of a pie chart. • The budgets are an on going process and are due at the end of April. We will be having a town meeting on May 19th at 10:00 a.m. for an open forum. • Brad Moore 07/081 ~ Appreciation for the open forum for budget transparency. 	It was requested that the 23% "other expenses" be detailed.
Water/Maintenance Report	<ul style="list-style-type: none"> • There was one water leak last month, it was a 1" line. • All equipment and trucks have had routine maintenance, repairs and/or refurbished this past winter. We are saving a lot of money by doing this in house. 	
Sheriff's Report	<ul style="list-style-type: none"> • Jason Sisson introduced himself as the new Sheriff for Timberlake this year. He is happy to be here and stressed "Please Report Incidents" when they happen. • Paula Villareal 01/248 ~ Spoke of "safe house stickers" that were used in an area she use to live in, this is a good idea! 	
COMMITTEE REPORTS:		
Activity Committee	<ul style="list-style-type: none"> • Cathy Hubbard reported that the Activity meetings have started up again, the April meeting only will be held the 2nd Tuesday (10th), then the meetings will go back to their normal time, the first Tuesday of each month. • There will not be a pancake breakfast in May, but we will be having a French Toast breakfast to celebrate summer, this is tentative for the 24th. • Other activities include BBQ's a couple at the MPC on Fridays and a couple at the parks on Saturdays, Halloween, Christmas, and a Holiday lighting contest. 	
Rules Committee Report	<ul style="list-style-type: none"> • MaryAnne Preece reported that this committee meets the first and third Thursdays of each month. Please feel free to attend. 	

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	<ul style="list-style-type: none"> • Work is continuing on a manual to put our rules in order and in layman terms 	
Permit Approval Committee Report	<ul style="list-style-type: none"> • Property line issues are prominent and please note there is a 50' set back from the water line 	Brad Moore 07/081 ~ Reason for Permit Fees
Covenants Report	<ul style="list-style-type: none"> • Catherine Robertson reviewed the covenants process. Once a complaint is received by Covenants it is investigated, if warranted a letter is sent that addresses the issue and the rules. If necessary to fine a member it is discussed in the weekly covenants meetings, the final determination to fine is a Board decision. It is noted that we try to work with members in all ways possible. 	
Lake Safety Committee Report	<ul style="list-style-type: none"> • Brad Moore reported that the committee's goal this year was to update the Safety and Use Rules for the Lake, member input was considered as well. The new rules are intended to maximize use while balancing both safety and protection of properties. Changes include, re-registering all boats this year, All members must present the State required Washington State Boaters Education Card at the time of registration, and no guest boats will be allowed on the lake, member boats only. • The Lake Safety Committee needs 10 volunteers total for best results. It is asked that members stay observant, make good choices, and if you see something ~ say something. • Siro Cappelletti 05/031 asked about Buoy Placement ~ Brad said the Mason County Commissioners still need to determine rules for small lakes. If no determination is made this year we will have to set the buoys per County Rules. 	
OLD BUSINESS	<ul style="list-style-type: none"> • Clay Long 09/005 ~ Feels the Elections being counted by an outside company is being influenced by very few people. It is offensive to those who have worked the Committee in the past 	
NEW BUSINESS	<ul style="list-style-type: none"> • Discussion was held regarding revising the scheduling of the Community Meetings to every other month. February, April, June, August, October and December. • Bob Budde 10/062 In favor of every other month. • Brad Moore 07/081 believes the time of the year is important, recommended changing winter meeting to every other month and every month during the spring and summer. • Clay Long 09/005 in favor of every other month for cost savings. • Lorraine Hauenstein 03/095 in favor of every other month. 	<p>A motion was made by Catherine Robertson, seconded by Ken Bassett and passed with no Nays as follows:</p> <p>To direct Committee Meetings to be held on an every other month basis for cost savings and effective time use.</p>
	<ul style="list-style-type: none"> • Draft to Final Resolution 2018-02 Lake Safety and Boating Plan • Brad Moore 07/081 stated that one comment he received was regarding the times "8:00 p.m. – Dusk" this statement is unclear and should specify a time. This item will be 	<p>A motion was made by MaryAnne Preece, seconded by Linda Miller and passed with no Nays as follows:</p> <p>To approve Resolution 2018-02</p>

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	monitored this season and can be changed next year if necessary.	the Lake Safety Rules as amended
	<ul style="list-style-type: none"> • Draft to Final resolution 2018-01 Division 11 Occasional Temporary Camping and Self-Contained Trailers. 	<p>A motion was made by MaryAnne Preece, seconded by Linda Miller and passed with no Nays as follows: To approve Resolution 2018-01 Division 11 Occasional Temporary Camping and Self-Contained Trailers as presented.</p>
OPEN FLOOR:	<ul style="list-style-type: none"> • Billie Long 09/005 said that there are folks using the boat launch areas for long term parking, some leave their vehicles for up to 2 weeks. <p style="text-align: center;">-----</p> <ul style="list-style-type: none"> • Bob Budde 10/062 asked if we could put a trail cam at Cedar Park to find out who is doing donuts in the parking lot at night. 	<p>Jack Robertson recommended signs that say "No Overnight Camping or Parking"</p> <p style="text-align: center;">-----</p>
CLOSING REMARKS	<p>Please be your own Timberlake advocates by inviting others to attend these Community Meetings. Only by you being here can we hear your comments and opinions. Thank you for attending. We appreciate your effort be a part of this process!</p>	
Adjourned		<p>A motion was made by Catherine Robertson, seconded by Mary Anne Preece and passed with no Nays as follows: To adjourn the meeting at 11:59 a.m.</p>

Respectfully submitted, Sheila Hedlund, Office Manager

These are Minutes were approved by the Board of Directors at the April 28, 2018 Community Meeting.

Thomas Hanson, President

