

TIMBERLAKE COMMUNITY CLUB, INC.
COMMUNITY MEETING MINUTES
July 22, 2017

Board Members Present: President Terry Hubbard, Treasurer Mary Anne Preece, Secretary Linda Bruder, and Director at Large, Kenneth Bassett. Vice President Catherine Robertson and Linda Miller were excused.
Employee Present: Sheila Hedlund, Office Manager
Members Present: List attached

ITEM	DISCUSSION	ACTION/CONCLUSION
Call to order	The meeting was called to order at 10:00 a.m. by Terry Hubbard, President	
Pledge of Allegiance	Everyone rose and recited the Pledge of Allegiance.	
Announcements	<ul style="list-style-type: none"> • Discussion will be held during open floor regarding changing the Community Meetings to every other month. • In Memoriam; we have lost several members this past month, Jack Springer, Shane Spain, and Wayne Anderson. 	
Minutes	<ul style="list-style-type: none"> • June 24, 2017 • Special Meeting July 11, 2017 	<p>A motion was made by Linda Bruder, seconded by Ken Bassett and passed with no Nays as follows: To approve the minutes of June 24, 2017 and the Special Meeting Minutes of July 11, 2017 as written.</p>
President's Report	<ul style="list-style-type: none"> • Election Report: The return address on the ballots is going to Olympia to be logged in and counted by a CPA's office. The printing and stuffing of the envelopes was done by the Shoppers Weekly, the CPA firm posted them and will be logging them upon return if an envelope is returned with no number a duplicate number it will be invalid. They will also do the final count and the announcement of the results at the Annual Meeting. This process was put into effect due to formal complaints being filed with the Washington State Bar Association and to curb any accusations towards any members who would be involved in the counting process. • The Annual Meeting will be held at Springer park this year, August 13, 2017 at 1:00 p.m. The meeting will be followed by a BBQ put on by the Activity Committee 	
Vice President's Report	<ul style="list-style-type: none"> • Cathie Robertson was not able to attend the meeting. 	
Treasurer's Report - attached	<ul style="list-style-type: none"> • The Budget is complete and has been mailed. • Once the reserve amounts are subtracted from the bottom line we have a negative outcome. The dues increase to \$189 will help keep the bottom line in the 	

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	<p>positive. This is the first dues increase in 10 years.</p> <ul style="list-style-type: none"> • Brad Moore 07/081 would like to see the reserves presented in a way that the bottom line is showing correctly. • Sue Chemidlin asked about two items on the budget, one was the difference in the summer help, this raise is due to the fact that our water manager retired, it is now necessary to hire for a summer position. The other matter was the raise in postage, this is due to the required mailing of agendas. • Mahoney 03/016, recommended an “opt out” program for the agendas, this could save money as well. 	
Water/Maintenance Report	<ul style="list-style-type: none"> • The lake treatment has not been scheduled to date, we are still trying to get a firm commitment from the applicator • The Sanitary Survey from the State of Washington went excellent. The inspector commented on the fantastic job we do communicating with our members. • The new generator installation process is in progress • Brad Moore 07/081 ~ it was stated in the November newsletter that the generator worked during a power outage, if this is the case why are we getting a new one? The unit is 20+ years old and this is a preventative purchase. With the current unit it is possible that the system would not be able to handle a power outage and a fire at the same time. • William Sundquist 05/025 ~ The new generator has been in discussion for the past 5 years and has been brought to the membership numerous times. It is important that we continue to move forward with preventative measures. • Bill Bruder 04/011 ~ The water committee is tasked to maintain the system and meet all state requirements, this is part of the maintenance. • Tom Hanson 05/012 ~ if the pressure was to drop on the system medical and sanitary needs will be lost. • Terry noted that the current generator will be repurposed and used for the MPC and shop thus creating an emergency shelter. • Mahoney 03/016 ~ thankful for all the work and commitment of all the volunteers 	
Sheriff's Report	<ul style="list-style-type: none"> • Matt was not present • Terry announced that Matt will be leaving his post at Timberlake to work at the Shelton Schools. In September a new officer will be working here. • William Sundquist 05/025 ~ feels that we are not getting the enforcement we are 	

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	<p>paying for. It was stated that the \$40,000 per year is the maximum amount we have not paid that amount since the program was initiated. The Sheriff is on call when he is here and logs in and out as needed.</p> <ul style="list-style-type: none"> • Sue Chemidlin 03/061 ~ would like to increase the budget to have two officers on duty! This unfortunately cannot be done, we are the only HOA left who have continued this program. If we were to drop this program we would not be able get it back, it has been discontinued by the County.. • Chris Thibodeaux 11/001 ~ inquired about the sheriff's effectiveness as he has only seen him 6 times in a two year period. 	
COMMITTEE REPORTS:		
Activity Committee, Cathy Hubbard	<ul style="list-style-type: none"> • The picnic held on July 15th @ Timber Park was a success with a lot of new faces • The Annual Meeting BBQ will be held directly after the meeting. • The Activity Committee would like to get a confirmation that Matt can attend the picnic, they would like to have a cake to thank him for his service at Timberlake • School supply drive will be held August – September • There will be a spaghetti dinner on September 23rd the cost will be \$5.00 per person • We will have our annual food drive in the fall • Halloween party • Christmas party • All events will be on the Reader Board, please check it often for updates! 	
Rules Committee, MaryAnne Preece	<ul style="list-style-type: none"> • Thank you to all the members who attend the Rules Committee meetings. We are just about ready to present our most current work. It has been fun and the end results have been satisfying • All members are welcome 	
Permit Approval Committee, Tom Hanson	<ul style="list-style-type: none"> • Tom thanked Angi and Sheila for their assistance in the permitting process • In the past two months we have processed 3 fence permits, 3 carport permits, 2 temporary structure permits and talked to 8 people on the phone. • The committee is committed to transparency and there is a log that notes every interaction with members and permitting. It is available upon request. • Tom is asked many times why do we need permits? When you purchase in an HOA you agree to follow the covenants, this helps keep our properties policed and insures things are done properly especially since the County does not have the time to do this. • Tom also expressed his appreciation for the support he gets from the board of 	

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Covenants Report, Terry Hubbard	<p>directors.</p> <ul style="list-style-type: none"> • Most are responding to the letters that are being sent out. • Some of the complaints are regarding renters, we need to know when a house is rented out, owners are not supplying that information to the HOA • All decisions made are done by the entire Board, not just on person is making the decisions. 	
Lake Safety Committee, Brad Moore	<ul style="list-style-type: none"> • Terry thanked Linda Bruder for starting this committee up again and Brad Moore for agreeing to be Chair. • Linda Bruder is still the Board Liaison for this committee • The first meeting was June 29th there were 7 volunteers in attendance • The volunteers will monitor safety and educate where needed. Thirty people have been approached so far regarding safety matters, all had positive responses • Boater Safety Certification Cards are mandatory and once you have it, it is good for your lifetime • The Lake Rules need to be updated • Folks who did not have orange flags were given one • Please be sure that your guests know the lake rules! • Buoys are suppose to be set at 75' from the shoreline, they are currently set too far into the lake, these will be moved and new ones added. • The next meeting will be July 27th at 6:30 p.m. 	
OLD BUSINESS	<ul style="list-style-type: none"> • There was an inquiry regarding the status of the fraud case, Terry reported the case was turned over to the prosecutor 2 weeks ago, they will determine whether or not they will proceed. 	
NEW BUSINESS	<ul style="list-style-type: none"> • Green Belt Tree Removal, Division 2 Anna's Way 	<p>A motion was made by MaryAnne Preece, seconded by Linda Bruder and passed with no Nays as follows: To accept the bid for \$2476.08 from Treeworks, Inc to remove 8 dead trees from the greenbelt in Division 2 on Anna's Way</p>
OPEN FLOOR:	<ul style="list-style-type: none"> • Brad Moore 07/081 ~ General observation; do reports prior to any one speaking a good portion of the audience had left prior to the reports. Separate the President's duties from other duties, just be the President. Too many hats ~ too much control • Frank Corona Division 10 ~ disagrees with hiring an outside person to do the covenants job, they have no vested interest. Mr. Corona agrees with all the 	

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	<p>discussion regarding progress. Make joining a committee attractive, the more work done by volunteers the more money is kept within the community.</p> <ul style="list-style-type: none"> • A Concerned Member inquired about any rules regarding growing Marijuana, there are no rules regarding this matter and it is legal. • A volunteer litter crew will be out August 2nd, meet at the MPC at 10 a.m. PLEASE pick up your phone books, the crew will not be able to carry them. There is a website to opt out of the phone books, this will be supplied to the office. 	
<p>Discussion regarding changing the Community Meetings to every other month.</p>	<ul style="list-style-type: none"> • The main question from the audience was “why”? the Board feels there is not enough business to warrant a meeting every month. • Clay Long ~ It has been once per month for 50 years, he does not want to change it. • Brad Moore ~ consider a compromise; every other month in the fall and winter and every month in the spring and summer months. • A vote by raising your hand “who wants to continue the meetings once per month” Majority wants meetings once per month. 	
<p>Adjourned</p>	<p>Meeting Adjourned at 1:00 p.m.</p>	<p>A motion was made by Linda Bruder seconded by MaryAnne Preece and passed with no Nays as follows: To adjourn the meeting at 1:00 p.m.</p>

Respectfully submitted, Sheila Hedlund, Office Manager

Minutes Approved at August 26, 2017 Timberlake Community Meeting, President Terry Hubbard

