

Teal Lake Village

Board of Directors Meeting Minutes

July 26, 2004

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Regular Board Meeting:

Richard Rudy (President) opened the regular board meeting. The Board members present are Jack Piper (Secretary), Jim Richards (Landscape), Bob Duncan (Treasurer), Doug Schiebel (ARC), David Wheeler (Liaison to Port Ludlow Village Council), and Bill Browne (Liaison to SBCS).

The home owner present is Dave Bobanick (lot39).

Richard Rudy called for the approval any minutes. There were no minutes completed for approval by the board.

Bob Duncan made the **Financial Report**. Bob stated that the final report for May showed that our total net worth was \$58,174.53. Things are tracking along nicely and we are ahead \$343.00 at this point in the budget. The interim report as of June 29th shows we have a total net worth of \$45,641.39. To date, I have pulled all of the money out of the Bank of America savings account and moved it over to the American Marine checking account. I also took all of the money from the certificate of deposit at the Bank of America and moved it into the American Marine checking account. I have paid all of the July bills out of the existing checking account at the Bank of America which has drawn it down to about \$3500.00. I will wait for the next Bank of America financial statement before I close the checking account out. All new deposits are going into the new American Marine account and will write all future checks from the American Marine checking account. At some point when we start seeing the numbers on the new contract, we can make a decision about how much money we want to take out of the savings account for a certificate of deposit.

Bob presented information concerning the two liability insurance policies, one for the board and one for the association. Basically it was for information only about the insurance and the fact that their rates were increasing by approximately 10%.

Jim Richards gave the **Landscape Report**. Jim reported the entry way sign has a crack in it. The present sign is made of a sand blasted cedar or redwood material. All the other signs in the village are of similar design except Baywood

which has a metal sign. We need to find out if any of the CC&R's requires us to have continuous continuity of our signs. It would be economical and advisable if we could go to a metal letter format. We need to have this researched via South Bay and maybe Doug could find out what we can do there. David Wheeler presented what type of sign and material was used for the fire station in Chimikum. It is a dense Styrofoam that is sealed and then painted. It looks like wood. The advantage is low maintenance and cost. Other type of material was mentioned.

Jim stated that with the cutting of all the common areas, we are developing a fuel burden in our common areas. We cut those common areas in the winter of each year and there are no provisions in the landscaping contract to remove that material. Also around the perimeter of the Village in the common areas we have material that is accumulating and we have to be mindful of what type of fuel source we are building up in and around our Village. We will have to deal with this problem at some time as the fire hazard increases each year. At some time, the brush will have to be cut down as it has been in the past. It is about seven feet high right now.

Jim said the entry way water just got turned on as there was a valve that was misfiring and it was not getting watered. There is one sprinkler head that needs adjusting as it is shooting straight out onto the street. This will be adjusted in the next week.

A question was asked on how often the landscapers were to check and adjust the home owner's sprinklers. They are supposed to adjust them on inspection of the spray pattern.

Bob Duncan asked when the landscapers were going to do their next cutting of the common area. It is to be cut over the winter. Jim is going to try and get it cut before the end of the year. He can ask for an estimate of material removal for those areas they normally cut.

Doug Schiebel gave the **ARC Report**. ARC did not have any requests this last month. There is nothing to report.

Dave Wheeler gave the **PLVC Report**. They are asking for support for the Farmers Market. There is still no input from PLA on the Twin Island issue. There is no date for the distribution of the new telephone directory.

Most of the meeting dealt with the changes to accommodate the homes over the lake; the article in the Voice; and the distribution of information from the county.

David Wheeler has requested that he be emailed the minutes of the meetings but that has still not happened.

Bill Browne gave the **SBCA Report**. Bill said that the president of the SBCA

Board resigned effective the Sunday after their annual meeting.

Old Business:

Dave Bobanick gave a quick presentation concerning the Teal Lake Village golf tournament.

Jack Piper gave the **Communications Report**. Jack Piper reported that the Teal Squeal was delivered last Friday. He stated that if he could get the articles for the next Teal Squeal in time, he would like to put out the September issue prior to the golf tournament.

A question was asked on how many hits the site had but Jack did not have the numbers.

Bob Duncan read the form for the new finance Rules & Regulation. The motion passed to accept the new finance Rules & Regulation.

Richard Rudy had not met with PLA yet. He will be out of town until September 2nd. A motion was made and passed to not have an August Board meeting.

Dave Bobanick recommended that the fire district be asked to take a look at the common areas to make an evaluation on the fire hazard risk. Then depending on the outcome it possible could become a budget item.

Bob Duncan brought up the fact that three members of the Board will be leaving at the end of the year and they need to start recruiting for new members. The positions being vacated are Treasurer, Landscape, and Communications (Teal Squeal publishing and Web site).

There being no further business before the Board the meeting was adjourned at 4:40 PM.

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