

Teal lake Village

Board of Directors Meeting

August 25, 2003 [Return to Meetings](#)

2:30 PM Work Session, Bay Club

Tim Perry brought it to the Board that he could not find any direct mention of rules that covered the mailbox **kiosks or signs** in Teal Lake Village in either the CC&Rs or the By-Laws. There was a discussion that someone had seen them there but after looking they were not found. Doug Schiebel thought he may have seen them in the South Bay material that he had. Indeed they design regulations are spelled out in the design standards for the SBC ARC. Tim Perry said that he would draft rules for Teal Lake that would keep them in compliance with the SBC-ARC design standards and submit them to the board members for review.

Lynn asked who had put together the **sign-in roster** of homeowners for the Town Hall meeting. Tim Perry said that he would update the sign-in roster from that meeting and send her a copy for the upcoming annual meeting.

The board reviewed **proposed tentative budget** for next year. Bob Duncan had prepared the proposed budget for the boards review. Each category was looked at and several areas were of concern to board members. Lynn stated that she would query Bob regarding: Federal Taxes, a detail of the water bills, increases for cable TV. There was also a question regarding how the homes were counted at the first of the year. Tim Perry and Jack Piper thought that we were being billed for cable on 94 homes at the beginning of the year and that later went up to 97. Lynn stated that she would check on that. Bob had provided a proposed budget for year 2006 and the board decided to review and deal with that after the annual meeting in October.

Board Meeting

At 3:30 President Gauche opened the board meeting at the Bay Club

All members of the Board of Directors were present except for Bob Duncan. There was one homeowner, Bert Goldstein, also present.

Lynn reviewed the agenda for the meeting. (see agenda attached)

Lynn moved to the minutes of the last meeting and Tim Perry asked if there were any additions or corrections to the minutes. Jack Piper had some minor grammatical changes

and he gave them to Tim who said he would make the changes. Jim Richards moved to accept the minutes, Fran Wickeham seconded and the motion was approved.

In his absence Lynn Gauche gave the **Financial Report** which showed that as of the final budget execution the Association's assets were \$42, 755.72 and the interim budget report after the bank statement showed net assets \$63,500.62.

Jim Richards gave the **Landscape Committee** report. He said that he had formed a committee to negotiate the next landscaping contract. The committee consists of; himself, Marge Haverstick, Jack Potter, Rose Yim and Bill Browne. He said that he was trying to keep the committee to a size that would not be cumbersome and the first meeting will be in October. He felt that the Association should go for another three year contract to save wear and tear on the people who do this process. There will be a meeting of the Villages on September 9th to look at cost containment by sharing services. He is not sure if it will work but it is at least looking at.

Next subcommittee meeting is September 8th. He thanked Jack Piper for getting the landscape forms on the web site where homeowners can access them. The landscape crew has been catching up and should be finishing the weeding. Lynn said that they missed some of the homes on Clear View. Tim Perry said that they got down to his home and finished it. Lynn stated that she just wanted to let him know that some of the tasks had not yet been completed.

There was a discussion regarding the stake system and what they mean. He will discuss it again with the crew. Jim stated that he gets a schedule each day as to what will be done on that day. He distributes that to the block captains so they are aware.

Doug Scheibel gave the **ARC** report. He stated that there have been some requests for tree trimming and tree removal.

The **Communications** report was given by Jack Piper. Jack stated that he needed input for the Teal Squeal by the 15th in order to get the paper out on time. He explained that the web site was down for a short time but is up and running again. It was stated that the ARC review forms are on a disc in the Bay Club office and could be e-mailed to Jack so that he could put those on the web site also. Jack stated that he would look into getting a copy. Jack also said that there was a possibility that for a small amount of money we may be able to host our own web site instead of going through someone else.

Fran Wickeham gave the **Village Liaison** report. He said that is has been a slow month for activities. Sheriffs department talked about the investigation regarding the burning of the dock at Teal Lake. Deputy Tony Hernandez said that if Port Ludlow People are planning on going away for vacation that they could call the Sheriffs Office and put there home on the watch list. Deputies will check the homes while the homeowner is away. Lynn suggested that he

put that into the next addition of the Teal Squeal. Fran said that executive officer from Indian Island said that they will be upgrading that facility to the tune of \$100,000,000.00 over the next ten years.

Old Business

Tim Perry and Fran Wickeham said that the **recruiting of Board position candidates** has been frustratingly slow. They are not having good luck in finding those people who would like to be on the Association Board of Directors. Lynn said that she would call some female friends to see if they would be willing to be on the board. Lynn said that she might also run as well.

Lynn said that she has received a letter from the Fairview Village President requesting that they would like to have a meeting in regard to **discuss future view proposals**. Doug and Lynn will go to the meeting some time in October.

Lynn went on to the annual meeting financials for the board to look at. The proposal for 2004 assumptions was covered by Lynn. There will be some increases in the budget but for the most part most of the costs were the same or down a little. This budget proposal has a bottom line of \$176,519.00 which is the same as this year's budget.

The **annual meeting** format was reviewed. Jim Richards will do a summary for landscaping. Doug Schiebel will do the same for the ARC. Bob Duncan will present the budget. It was decided that there would not be a report on the communications committee. Lynn said that she would do a state of the association and then there would be the report and the financial followed by the vote for new members and the budget.

Lynn recruited Bert Goldstein to help do the count. Fran will check for the quorum prior to the meeting. Tim Perry will not be able to attend the annual meeting but said that he will put together an updated sign-in list for the meeting.

From the floor

Bert Goldstein asked about the multiyear contract and said that he knew of some areas along Sea Breeze that could be left to go back to wild and that would cut done labor intensive cutting. Jim Richards agreed and said that his committee was looking at the steep bank at the entrance also.

There being no further business before the board Tim Perry moved the meeting be adjourned. The motion was seconded and passed.

The meeting was adjourned at 4:10 PM.