

**Lake Minterwood Beach Club**  
Highlights of the Board of Trustees Meeting  
June 19, 2019  
6:00pm

**Meeting:** The regular meeting of the LMBC board of trustees was called to order by President Alanna Hartzell at 6:04 pm at Key Center Library. Others present were trustees Rita Cornella, Gary Krancus, John Baxter, Gail Howe-Jennings and Barbara Temple-Thurston.

**Absent:** Don Thomson and Jessie Tallent

**Guests:** None

**Meeting Adjourned at 7:59pm.**

**Minutes:** Minutes of Lake Minterwood Beach Club's board meeting of May 15, 2019 were approved as corrected.

Minutes of Special LMBC Meeting of May 15, 2019 were approved.

**Financials Report May 16-June18: Gary Krancus.** (report accepted)

Balance Sheet

Total assets are currently \$6,211 better than last year.

Profit & Loss

Fiscal year-to-date income \$4,425 better than last year but expenses are 16% greater than last year. The result is that Net Income is now \$4,333 less than last year.

Actuals vs. Budget

Year-to-date we have spent \$57,633 and the total budget for the year is \$72,517 so we appear to be on track.

Check Detail

Most checks written were for normal expenses. The largest expenditure was \$2,000 for the fish plant. We also spent \$394 on repairs of the club house.

**Note:** *Treasurer continues to explore the viability of the Denny Collection Agency's Credit Reporting Works for possible use by the board to collect further debts owed.*

**Correspondence: Rita Cornella**

- a) Secretary confirmed that LMBC's current insurance coverage is in place.
- b) Board approved sending a postcard to members in arrears regarding forfeiture of their use of LMBC property, lake and facilities:

**MOTION by Barbara Temple-Thurston:** To send a postcard reminder to LMBC members "not in good standing" that they have forfeited their rights to use LMBC's lake, facilities and property until their debts are cleared.  
Unanimously approved.

**Committee Reports:**

**A) Architectural Control: Gary Krancus.** See report provided.

Five approved applications include:

- 6' Fence in front of house (149th Ave.)
- 10'x12' shed painted the house color in backyard (149th Ave.)
- Replace existing fence with 5' black chain link fence on side and back (Minterwood Dr.)
- Remove 5 dangerous trees near house (149th Ave. Ct.)
- Remove dead tree near garage (Minterwood Dr.)

Pending applications include:

- Still no county action in unpermitted carport and slab case (148th Ave.)

**B. Lake Management: Don Thomson.** See report provided.

1. Fecal coliform level acceptable (28 per 100mls.)
2. Lake treated for algae and emerged pond weeds (Thursday. June 6).
3. Drawdown 50.97ft; Specific gravity 3.3gals per minute per foot of drawdown.
4. Pump at 167.5gals per minute.
5. Board received a complaint that the signs posted about the spraying of the lake were not clear. Board will ensure that the sandwich board notice be placed clearly at the roadside in full view when the spraying begins.

**C. Property: Jessie Tallent.** NoReport

1. Mike Gofman and Gary Krancus fixed the diving dock attachment.

2. Gary Cornella replaced the BBQ grills. Severely damaged grills cannot be welded. *Unused BBQ grill at north end of lake will replace the last damaged grill on the south end.*
3. Trevor Caragan, son of the Caragan family on Minterwood Dr. adjacent to the beach clubhouse has agreed to check that the clubhouse is locked each night.
4. Gail raked the far end of the park to clear away the accumulation of dead branches to protect against any fire hazard. She also washed and cleaned away the green growth on the siding of the left side of the beach club A-frame.

**D. Neighborhood Watch: Jessie Tallent (with Mike Gofman)** No report.

1. *Jessie is requesting to meet with Sheriff Brian Ward over coffee to learn more about what his professional limits may be and how they can help facilitate more productive monitoring of our community.*
2. The County's two new 25mph speed limit signs have been installed along the dam wall.
3. Board voted on motion to purchase the entry sign approved at May meeting:

**MOTION by Gail Howe-Jennings:** Board approves funds (not to exceed \$360) to order Entry Sign cautioning drivers who enter LMBC property. Unanimously approved.

**E. Social Media and events: Alanna Hartzell.** No report.

1. The Fishing Derby was a great success with plenty of food, prizes, and fish! Because the fish were mostly clustered at the well pump area, the pump may be turned off for the duration of the Derby next year. Alanna suggested the board considers an adult Derby next year.

**F. Welcoming: Alanna Hartzell:** Seereport provided.

1. Three new welcomes took place this month: 149th Ave.105th St. Ct.; 146th Ave. Ct. NW.
2. *One new resident of 113th St. was not home, while one on 105 St. Ct. must still be contacted.*

**Old Business:**

1. Master Calendar items:

- a) Fireworks policy review?
- b) *Check bookkeeper's renewal of computer's anti-virus protection.*

- c) *Begin plans for Community Picnic.* Alanna will head the planning committee.
- d) Gail's neighbor is willing to join the board or work on a committee to assist the LMBC community. *Gail will invite him to the next meeting.*
- e) *Board needs members email addresses* to facilitate better and cheaper communication; to that end a motion was passed:

**MOTION by Gary Krancus:** Statements for Membership Dues must highlight a request that members include their current email addresses when they return their Annual Dues payment. Unanimously approved

**Next regular Board meeting is July 18th, 2019 at 6:00pm at Key Center Library.**

Respectfully submitted,  
Barbara Temple-Thurston,  
Recording Secretary