

Pledge of Allegiance

Roll Call - Attendees: Gene Borgomainero; Brad Luton; Christine McClellan; Dennis Augustine; Bill Cummings; Frank Fox; Sharon Lockwood; Alan Arneson, Bill Buegel

Agenda review: Accepted with following Additions:
Deletions: None

Motion entered to approve the January Meeting Minutes. Accepted without dissention

Motion to Approve check register accepted without dissention

Comments from the community: None

Officer Reports:

President, Bill Buegel –

Dredging (Bill Buegel): The dredging is complete – We are going through the post dredge survey. ADA is comparing the cross sections to match up to predredge cross sections. In general Bill said he was very pleased with the work. There will be color maps of the dredged areas available at the office. We are still holding the retained part of the payments until we get the final quantities of material removed and the channel marker piling is replaced. This will be replaced with a steel piling. This should be done within the next month or so. There will be a Post Action Report for the archives.

Gene Borgomaniero wanted to know what \$32,291 in Harbor Dredge savings is?

Answer – There is not a savings of \$32,291. The final billing will be based upon the actual amount of material removed. Last year, approximately 18,000 cubic yards were removed against the original estimate of 29,000 cubic yards. Because the job was not finished on schedule, no mobilization fee was charged for any work this year. Any savings will be against the estimated cubic yardage. The full 29,000 cubic yards will not need to be removed. We will only be charged for the number of cubic yards actually removed from the site in accordance with the contract (\$37/yard³ in the main channel, \$36/yard³ in the back channel and \$37/yard³ in the harbor).

Original Budget items:

\$600,000 line of credit

\$200,000 borrowed from the Marina fund

We have used the line of credit and money borrowed from the Marina fund to pay for the dredging done to date. The project is fully funded as planned. The dredging assessment fees paid by the membership will be used to payoff the dredging loans and interest as they are collected. An accurate and complete final report and billing will be developed and made public when all of the costs are accumulated.

Vice President, Gene Borgomainero – no report

Secretary, Frank Fox – Reminder that Keynote input is due by the 15th of the month.

Gene Borgomaneiro wants a Board Member to review the Keynotes prior to publication and volunteered to do so.

Treasurer's Report, Chris McClellan: 15 liens were filed for late dues and assessments during the week. Current dues are in arrears over \$9000, owed in back dues and assessments.

Gene Borgomaneiro questioned the effectiveness of placing liens on properties. We probably will not ever collect it. We have a shortfall in the budget of almost \$19,000. We have a total revenue shortfall of approximately \$30,000. The sitting 2008 Board had to carry over a \$32,000 deficit to 2009. The \$104/month dues increase that was voted by the membership was supposed to have created a surplus in the reserve account (approximately \$50,000) this year. Currently there is \$4800 in the general checking account whereas we have \$5000 in attorney bills each month alone. This is not a sustainable budget and something needs to be done to recover the back dues and assessments owed the club. There were suggestions made to use a local attorney or a collection agency to recover the back dues and assessments. We will need to take action in Small Claims court first in order to collect.

Bill Buegel stated that he would work with Chris to fill out the appropriate paperwork and bring Small Claims Court actions against members that are currently in arrears and have not acted in good faith to become current.

The Treasurer is to run a 3 month budget outlook so the Board can make short term budget management decisions.

We will have to use the reserve account CD to cover operating expenses for the time being. A suggestion was made to hold a Special Board meeting to communicate the current budgetary constraints with the membership.

Motion made to use operating reserve CD for current budget shortfalls. Accepted without dissension.

Motion made to approve the Treasurer's report - 7 votes to accept, 1 against, 1 abstention. Motion approved.

ACC Report, Brad Luton -

New construction request made. The residents are rebuilding. They are requesting that the security retainer be allowed to be held in stocks that they currently hold verses using a cash deposit. More details needed for this type of transaction. Brad Luton will bring the details back to the Board.

Motion made to approve building plan for Carkonen residence - approved without dissension

Follow Up Business:

Caretaker Position:

The Caretaker position will not be filled in the short term in an effort to control costs. The Marina duties will be covered by volunteers.

The Pool Committee will need to come up with a plan to manage costs and maintenance issues for the pool.

Policies and Procedures update:

TA suggestion was made to put the Policies and Procedures Committee on hold until the Articles and Bylaws are ready for presentation to the membership for approval.

Motion made to put the Policies & Procedures Committee on hold until the Articles and Bylaws are completed and presented for vote of the membership. 8 votes to accept, 1 against. Motion approved.

Marina progress update:

The docks are pretty torn apart good progress being made. There are 3 men working 5 days a week. They ran out of lumber. We were notified today by the lumber company that there is no lumber available. Seventy five percent completion can be expected against the current schedule.

The contract does not cover entire refurbishment because it was felt that it would be less expensive to do this other work locally. Scraping of the floats needs to be done. Finger pier stabilizers need replacement (triangles) and the plumbing for waterlines need to be done outside of the contract.

We hired a local fabricator to manufacture the Finger Pier Stabilizers. We have a local diver that has bid on the scraping. We will need to find someone for the plumbing. This amounts to an additional \$16,000 to complete the dock refurbishment.

Motion to approve contracts for Chris Moyer to scrape the docks (\$1200)and JK Enterprises to fabricate the Finger Pier Stabilizers (\$8900), plus additional taxes - Motion approved without dissension

Focus committee update

- Brad Luton and Frank Fox are putting together a scope of work for the Focus Group
 - Current Bylaws verses Governance Committee aligned with Board Approved Articles
- We will Schedule Meeting for Feb 26th
- Request in Keynotes for Focus Group members

Gene Borgomaniero volunteered to be on the Focus Group.

New Business

Swimming Pool (drain, tags, chairman pool committee):

The pool will not open Memorial Day Weekend to save costs - We will open the pool full time on June 15th
Alan Arneson will come up with a cost per person to open earlier.

Pool committee wants the pool tag policy to be reinstated. This is not an issue as far as the Board is concerned if it is cost effective.

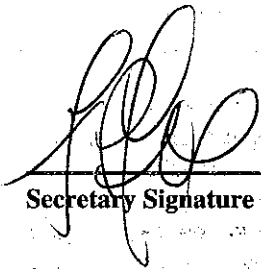
The Pool Drain is plugged with concrete. The Board feels we are in compliance with current standards because we do not require a drain for filtration. We will continue to investigate this situation and have a response in place by the time the pool is set to open. The Building and Grounds Chairman will follow up on this activity.

Opening day committee: The next meeting is March 25th; They need volunteers and a chairman . This should be decided at the March 25th meeting.

Motion made to adjourn to Executive Session at 9:15PM and reconvene about 9:45. The topics are personnel issues and pending litigation. Motion accepted without dissent.

The Regular Board Meeting was reconvened with no actions taken during Executive Session.

Motion entered to adjourn the Board Meeting. Motion Accepted without dissension.



Secretary Signature

5-14-09

Date



President Signature

5-13-09

Date