

Board Meeting, April 23, 2007

Corrected June 11, 2007

Board met in Executive Session on April 23, 2007 at 9:00am, Denny Beaudin, President presiding. In attendance were Jim Wilson, Vice President, Don Schleuse, Secretary, Ann Archer, Treasurer, and Directors John Courage, Ina Danielson, and Charlie Jenkins.

PMP was represented by Cindy Rae Mehler and Tess Allison.

PMP Report

Year to date income from late fees is \$875 (corrected to read \$175) and laundry income is \$827. Accounting and legal fees are under budget. We are over budget in office expense due to the mailings.

Stromberg & Stromberg has contacted PMP in reference to the audit but no date has been set for completion.

PMP will do the payroll taxes but will be unable to do the taxes due to the death of Steve Newman. An extension has been filed; Ann will contact Stromberg & Stromberg and ask them to do our taxes.

Discussion concerning what information will be included when an owner asks for financial information.

PMP will draft the resolutions for the AGM. Items being voted on are the six foot fence issue, 100 gallon propane tanks, mail in ballots, 2008 budget, and resolution to put surplus operating funds towards the reserve account. The Secretary will draft items and send to PMP.

Unfinished Business

Motion by Wilson, second by Archer to ratify the Board minutes of March 12 and March 17, 2007 previously accepted via Email, motion carried.

Awarding of a contract to monitor the fire alarms is being finalized.

Ad hoc committee status:

The Secretary will set up a first meeting with Joene Olsen and John Towner. The committee dealing with violations within the park made an inspection of the park. The most blatant violations at this time are the lawn mowing and gutter maintenance. A list will be given to PMP for follow-up.

Logo registration will cost between \$500 and \$1000. The developer had not registered the logo as they felt that it refers to one unique place in the world. The developer will allow Latitude 49 to use the logo and will provide a letter stating so. Due to the cost of registration, the issue has been tabled at this time.

Installation of the gate hardware has been completed. It was found that there are key cards being used that are not attached to an owner. These cards have been turned off. The issue of garage door openers will be brought up at the meeting on the 28th. Cell

phone usage is being looked at. Currently the controller phone line is an in park only and will have to be upgraded to an outside line and possibly additional monthly cost. The old "code" has been removed as it had been comprised.

For the Informational Meeting the President ask that committee chairs be prepared to answer questions.

Treasurer's Report

As of the end of March there was \$44,160.21 in the checking account, \$15,400.69 in the Whidbey reserve account and \$40,333.51 in the Edward Jones account. Copies of the complete balance sheet and the profit and loss statement will be available at the Saturday meeting.

Committee Reports

Architectural

Activity has been slow but is anticipated to pick up in the next few months.

Activities

All activities have been on hold due to the floor refinishing and the next scheduled event is Cinco de Mayo on May 5 and the Mother's day brunch on May 12.

Budget & Finance

A preliminary budget has been completed for 2008 with no raise in dues anticipated. The Committee has scheduled \$26,000 for the reserve fund.

Grounds & Maintenance

Charlie said an inspection of the electrical boxes throughout the park hasn't been done recently and that will be placed on the schedule. The summer help from last year will be contacted to see if he wants to come back this summer and when he will be available. There is some concern about usage of the Association truck and the number of trips to the dump it makes per week. PMP brought up the possibility of bringing in a large dumpster for the summer, Charlie will look into costs. David Swanson went to a pool maintenance class and found out that there are a few items that need to be done to bring our pool and spa area into compliance.

Rules & Regulations

No items outstanding.

Correspondence

As read and filed.

New Business

Bids from Telcom and Gateway Controls have been received for the video monitoring equipment and are being reviewed.

The contractor code at the gate will be changed on a regular basis
No date set for the next meeting.

Motion to adjourn by Courage, second by Jenkins, motion carried.

Respectfully submitted,

Donald L. Schleuse
Secretary