

**LATITUDE 49 RESORT PARK ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES**

Date: March 5th, 2008

Time: 10:00 A.M.

Location: Administrative offices

CALL TO ORDER:

Vice President, John Courage called the meeting to order. The President was unable to attend due to a recent surgery.

PRESENT:

Vice President:	John Courage	Treasurer:	Ann Archer
Secretary:	Don Schleuse	Board member:	Jim Johnson
Board Member:	Ina Danielson		

PMP: Cindy Rae Mehler & Joe Hawks

Absent: Charley Jenkins
Denny Beaudin

MINUTES:

Ina Danielson made a motion to accept the minutes of the January 28, 2008 minutes as presented. Jim Johnson seconded the motion. Motion passed.

PMP REPORT:

Financial reports.

Cindy Rae Mehler discussed the financial report and reported that we are within budget. It was discussed and acknowledged that the full financial report is provided by PMP to the Board Treasurer, Ann Archer, following the 15th day of every calendar month. A copy of the full monthly financial report will be made available to the Board Members, so they may review same and/or make copies for their individual preview.

Letters of non-compliance:

In the month of February no board members were available to accompany PMP in a full park inspection. On March 10, Board Member, Don Schleuse will accompany PMP on an inspection of the park. In accordance with infractions noted during the inspection, individual lot owners will receive an Infraction Memo addressing lots that are out-of-compliance with the association's Rules and Regulations and what needs to be done to bring the lot into

compliance. If a Lot Owner receives an Infraction Memo notice and has questions regarding bringing the lot into compliance, the Lot Owner should contact either Cindy Rae or Joe at the offices of PMP, Inc at 360-676-1880.

Treasurer's report:

Ann Archer reported that several CD's with Edward Jones are due to mature. It has been suggested that a CD due to mature in February for \$7,000.39 and a CD due to mature in March for \$10,013.91 be combined with the savings account of \$807.28. and an additional amount of approximately \$2175.42 to bring the total investment to \$20,000.00.

Gate controls:

As requested PMP has met with Gateway to determine what the cost of bringing the gate up to the original plan to complete the system including PMP having access to the main gate if or when a problem occurs. Gateway will put the system on line with the computer as originally intended at a cost of \$675.00 plus taxes. WST and will adjust the volume at no add'l cost. Ina Danielson made a motion that PMP contact Gateway to complete full installation of the system. Ann Archer seconded the motion. The construction code will be changed when they come in to do the work.

Nominating committee:

Several people were submitted as possible nominating committee candidates. Ina will contact those people to obtain their consent to serve on that committee.

Resolution draft from Hugh Lewis:

With the approval of the board, Secretary, Don Schleuse signed the Resolution to the Bylaws drafted by Attorney Hugh Lewis.

Correspondence:

Letters from owners read and discussed. Board requested PMP to reply to approved letters.

Committee reports:

Grounds and maintenance:

Jim Johnson reported that maintenance is going well. Gate privacy slates for Lot #163 will be installed as agreed to shield lot #163 from the dumpster at a cost of approximately \$500.00.

Architectural committee:

John Courage reported that there is no resolution to the ongoing problem with lot #180. The architectural committee has done what they were expected to do and at this time a Stop Work Order has been placed on lot # 180 by the county. The matter is in the hands of the residents

involved in the dispute and Whatcom County for enforcement of regulated lot compliance setback guidelines.

Activities committee:

Ann Archer, Treasurer, gave a report on the balance in the account and reported that she has not received the current bank statement. The balance according to the bank statement for the end of February was \$2976.13. Ina presented the board with recommendations suggested by interested people on the committee and in the park. Cindy Rae requested that as promised by someone from the activities committee, a current calendar of events be provided to PMP so they are aware when events are scheduled in the complex and to assist in scheduling future events request to be held in the Clubhouse.

Rules and Regulations:

Ina Danielson stated that there was no current activity on this committee.

Board manual:

Ina Danielson presented a draft of a board manual that has been an ongoing project for review by the board.

New Business:

Denny Beaudin had requested that all board members review all committee terms of reference to submit any changes needed at the April board meeting. No action on this item at this meeting.

NEXT MEETING:

March 17,2008 @ 10:00 a.m.

Open board meeting:

April 14, 2008 @ 10:00 a.m.

Adjournment: Ina Danielson made a motion to adjourn the meeting Jim Johnson seconded the motion. Motion passed.

Meeting adjourned.

Respectfully submitted:

Ina Danielson
Acting secretary.