



LATITUDE 49 RESORT PARK BOARD OF DIRECTORS MEETING

DATE: December 20, 2016
PLACE: Latitude 49 Office
TIME: 9:00 A.M.

CALL TO ORDER

President Don Schleuse called the meeting to order at 9:00 A.M.

PRESENT

| | |
|---------------------------|--------------------------------|
| Don Schleuse – President | Ken Gunderson - Vice President |
| Lynn Button - Secretary | Gary Hall - Treasurer |
| Henry Hays - Board Member | Cindyrae Mehler - INTEGRA |

PAST MEETING MINUTES

Motion to approve October 18, 2016 Board Meeting Minutes by Henry Hays; 2nd by Ken Gunderson; motion carried. Motion to approve October 18, 2016 Executive Board Meeting Minutes by Henry Hays; 2nd by Ken Gunderson; motion carried.

INTEGRA REPORT/FINANCIALS

Cindyrae Mehler reported the financial standing through November 30, 2016: Heritage Bank operating account balance was \$10,783.04; Peoples Bank operating account balance was \$59,513.34; Edward Jones account balance was \$256,764.83, and the WECU Activity account was \$3,278.40 for a total bank of \$330,504.95. We are currently running under budget by \$18,955.44 or 7.7%. Ms. Mehler reported that the following categories are under budget: Snow Removal, Electrical, and Payroll Tax, etc. Security is up due to an increase in costs by the security company. The Capital expenses account is on track and consistent with the approved budget.

Cindyrae Mehler reported that the owners are in compliance with park standards.

TREASURER'S REPORT

Gary Hall reported that several small CD's matured and the amount was reinvested the with new 6 month CD's.

COMMITTEE REPORTS

- ▶ **ARCHITECTURAL:** Henry Hays reported that from October 18, 2016 to date a total of 4 architecture requests were submitted and reviewed by the Architectural Committee. All were approved.
- ▶ **ACTIVITIES:** Gary Hall reported from the December 3, 2016 Activities Committee minutes on various events and stated that over \$3,000 was in the activities account. He stated that approximately 40 people attended the Christmas potluck.
- ▶ **GROUNDS & MAINTENANCE:** Henry Hays reported from the December 20, 2016 Maintenance Report and highlighted the following: the sprinkler system is shut down; the pool shower was down for repairs; Richard Phillips did an excellent job in cleaning the kitchen stove; new televisions were

installed in the exercise and pool table rooms; and mold was cleaned from the exit and entry gates and pool fence.

UNFINISHED BUSINESS:

Two TV's were installed in the exercise and pool table rooms. Comcast has not responded to upgrading the picture from digital to HD. Lynn Button will follow-up with Comcast.

CORRESPONDENCE:

Lot 205: Reviewed and filed

NEW BUSINESS:

1. Cindrae Mehler submitted a bid from Environmental Pest Control for installation of 75 bait boxes for a cost of \$200 per month. The proposal was considered and was tabled at this time.
2. Ken Gunderson signed a revised work order from Alvord-Richardson Const. Co. for the replacement of the maintenance building located behind the dumpster. The project is scheduled for March 2017.
3. Concerns were expressed for traffic visibility at corner properties. Communications have been sent to owners of corner properties and the issue will be monitored.

The next Board meeting will be an open Board meeting on February 28, 2017, 10:00 A.M., at the Latitude 49 Clubhouse.

ADJOURNMENT

The Board Meeting was adjourned at 10:58 a.m.

Respectfully submitted,

Lynn Button
Secretary

1-5-2017