

MILL BAY MEMBERS ASSOCIATION - Board Meeting - May 25, 2012 - 10:00 am
*Present: Dick Swier (President), Van Botts (Treasurer), Doug Gibbs (Secretary), Frank Smith,
Ron Johnson, Frank Vertrees, Paul Grondal, Frankie & Bob Fitzjarrald and Dan Rice*

Camp host report

Frankie – camp host will be retiring after this season and enjoying their new Expanded location – would still volunteer to collect washer/dryer money and be backup camp host if necessary? Doug, board liaison for the regular side, will represent Board in transition.

Boat parking needs to be consolidated into the normal boat locations – on both sides of the tennis court, because we have RV overflow areas that are needed – especially this weekend!!

Having a problem with unsupervised kids – on dock, accidental entry to pool through the fence and inside the clubhouse. Request assistance from Board when you observe.

Pool maintenance report

We will need a new pool cover for this winter. Caretaker Bob Fitzjarrald suggested that we purchase a heavy duty tarp instead of pool cover to save money? Pool is in good shape thanks to Bob. Bob is also in transition to the Expanded side, but will continue to mow and do pool maintenance.

Caretaker reports

Dan Rice – park looks good!! Many thanks go to Tom & Betty Tomasek & Bonnie who volunteered their efforts and did a large amount of the work to prepare for the 2012 season. Also to Jerry Schwan for his work as well. Special thanks to Dan & Bonnie for the refreshed look at the clubhouse (newer TV, couch, pool balls, table tennis, games and NO COB WEBS! You can actually see out of the windows now).

- Lawn mower repair - just needed filter servicing and cost us about \$500
- Request Board clarification - \$300 spending approval without Board approval is per purchase? Yes.
- No need for professional tree guy for widow makers – no big windstorms this year
- Request members to complete their registration forms including license # for vehicles and boats so that we can tag RV's and Boats appropriately.

We are going to run out of storage space this year – we are evaluating different areas for storage, but don't want to spend too much until we know for sure our lease is good.

Review of lease legal issues

Frank Smith – All the documents to date, are posted on our website. I think the judge came down hard on the parties and said that he wants to determine the case on history of the intent. In order to accomplish this, it is necessary for the discovery process. Gathering what people knew and when. Nobody disputes the fact that the intent was to renew the lease until 2034 - rather than talking about the manner in which it was accomplished. The question is one of who actually holds the lease.

Our legal team is in the process of establishing a schedule for accomplishing depositions and discovery. This will be given to the judge to approve the timeline in gathering information. Our Attorneys first step - Discover who actually owns or controls the lease. Legal costs will most likely be elevated for the next few months. We will work with Wapato Heritage LLC to defray some of the costs of depositions and discovery.

Budget and cash reserves

We are in pretty good shape \$35,000 ahead of last year, but we had to pay \$17,000 for April 2012 legal services. Special assessments are still coming in from 2011 (just a few left). We have the potential for elevated legal fees in 2012. We are still running close to the vest and trying to save as much money as possible for the litigation process.

2012 special assessment

We have been putting the word out regarding the assessment for 2012 and what time of year to request it. Some people have expressed that they would like not to have it land so close to the holidays. Last year we sent assessment invoices out in September 2011. We would like to make the necessity for 2012 assessment public at the members informational meeting so that members can plan earlier in the year. Members could pay anytime, but the invoices would be sent out in September 2012 - Same as last year. \$250 for Regular side and \$500 for Expanded. Board approved.

The Board went into Executive Session to discuss personal matters.

Meeting adjourned at 11:20 AM.