

Minutes

Lake Marcel November Board Meeting

November 12, 2019 7:00 PM

Directors Present: **Dan Gutschmidt, Rick DeBlock, George Petrov, Laurell Ramirez, Fiona McKay, Jackie Kleser, Ghost Star Morgan, Clint Wooton, Laura Davis**

Directors Absent: **Melanie Ondruska**

LMCC Members Present: **Doug Lapchis, Krista Petrova**

The meeting was called to order at **7:02 pm** by **Dan Gutschmidt**

Assembly in closed session was delayed due to lack of notice (of the delay to the start of the open meeting) and two community members in attendance. Both members came to address the Board.

Note: We welcome Member Comments. Member comments are not included in the Minutes. LMCC Members who wish to have their comments on file with the office are invited to submit a written copy of their comments to be kept on file at the office.

Doug Lapchis works with Aquatics, he believes that a rash decision was made at the Special Membership Meeting held November 10th, 2019 regarding the second fish stocking of the lake. Fiona McKay is assuming the Chair position of the Water Quality, Fisheries and Aquatic Weed Control. She is planning a meeting the fourth week of November. Doug will call and delay the fish stocking that was scheduled for this week (due to the vote at the Special Membership Meeting) and gather more information. The committee will report back to the Board.

1) Assembly in Closed Session

UPON THE AFFIRMATIVE VOTE IN OPEN MEETING TO ASSEMBLE IN CLOSED SESSION, THE BOARD OF DIRECTORS MAY CONVENE IN CLOSED EXECUTIVE SESSION TO CONSIDER PERSONNEL MATTERS; CONSULT WITH LEGAL COUNSEL OR CONSIDER COMMUNICATIONS WITH LEGAL COUNSEL; AND DISCUSS LIKELY OR PENDING LITIGATION, MATTERS INVOLVING POSSIBLE VIOLATIONS OF THE GOVERNING DOCUMENTS OF THE ASSOCIATION, AND MATTERS INVOLVING THE POSSIBLE LIABILITY OF AN OWNER TO THE ASSOCIATION. THE MOTION SHALL STATE SPECIFICALLY THE PURPOSE FOR THE CLOSED SESSION. REFERENCE TO THE MOTION AND THE STATED PURPOSE FOR THE CLOSED SESSION SHALL BE INCLUDED IN THE MINUTES. (REFERENCE RCW 64.38.035 (4))

Laura Davis moved to assemble in Closed Session. Ghost Star Morgan seconded. Voted. Passed unanimously.

Laurell Ramirez made a motion to end Closed Session, Ghost Star Morgan seconded. Voted. Passed unanimously.

Rick DeBlock tendered his resignation during the closed session.

Approve October 10, 2019 Board Meeting Minutes

Dan Gutschmidt made a motion to approve the Minutes. George Petrov seconded. Voted. Passed unanimously.

Treasurer's Report

No report, as the Special Membership meeting was held 2 days previously and the budget and balance sheet were presented at that meeting. (Chronologically the following discussion occurred after the election of the new Vice President-vacant due to Rick DeBlock's resignation.) George did clarify the reporting of accounts receivable as reported at the Special Membership Mtg. which was noted as being high. The budget report in the packets was not the correct one. The report the accountant provided was based on an accrual vs. cash accounting position. AR was over reported and in fact is actually in a negative position.

New Business

- i. New Board Members, assign positions and terms
(Officially approve a 10 person board) **Not necessary due to Rick DeBlock's resignation.**
Fill open positions and add new **LMCC Board terms are to be three year terms. The Board is currently approved as a nine member board and with the new board members we again have all nine**

positions filled. Because we need to have one third of the board up for reelection each year the new board additions voted in at the Special Membership Meeting in November, were filled into terms that were vacated prior to their expiration as follows:

Ghost Star Morgan	05/20
Fiona McKay	05/20
Laura Davis	05/21
Jackie Kleser	11/21
Clint Wooton	05/22
Melanie Ondruska	11/22

- ii. Call for new Chair positions for Committees

Fiona McKay and Jackie Kleser will Co-Chair: Water, Quality, Fisheries and Aquatic Weed Control

Ghost Star Morgan and Laura Davis will Co-Chair Community Events

Clint Wooton will join the Architectural Control committee (which includes tree cutting)

Dan Gutschmidt and Clint Wooton will Co-Chair Facilities, Dam & Ground Maintenance

Ghost Star Morgan and Jackie Kleser will Co-Chair that Community Relations

Tabled for later discussion: shifting some parts of current committees to others.

Clint Wooton nominated Laura Davis to fill the vacant Vice President position. George Petrov seconded it. Voted. Passed Unanimously.

- iii. Review of Special Membership meeting
Assign new Action Items

Laurell Ramirez made a motion to officially require that all Committee Chairman be Board Members. Seconded by Fiona McKay. Voted, passed unanimously.

6) Committee Reports

(Limited reporting due to recent Special Membership Meeting)

- i. Architectural Control –
 - a. Chair vacancy
- ii. Facilities, Dam & Grounds Maintenance
 - a. Chair vacancy.
 - b. Playground Maintenance – **Need to collect information from Rick DeBlock, Specialist is ready to meet**
- iii. Water Quality, Fisheries and Aquatic Weed Control
 - a. Chair Vacancy
 - b. Weed survey/milfoil treatment
- iv. Community Relations, Safety & Security
 - a. NOV letters –**Need status of most recent FYI letters from Rick DeBlock**
- v. Community Events
 - a. Chair vacancy

Discussion about which Committee should cover Document Review. This needs a new point person, due to Rick DeBlock's resignation.

7) New Business

Fiona McKay talked about human connection and a code of conduct for the board. The Board usually does not meet officially in December but rather has a social gathering. The Board will meet socially on December 17 (off-site, 6:30PM) for a private meeting to get to know each other and talk about how to effectively and appropriately work together for the Community.

Laurell Ramirez informed the Board that the Office received an email over the weekend requesting that LMCC undergo an audit of our financial information. Also, over the weekend, the Special Membership meeting was held

and a member (Doug Lapchis) stood and made a motion that the LMCC waive the required annual audit. The motion was seconded and voted on. The motion passed; there will not be an audit this year. The Board will reply to the member requesting the audit and let them know of the proceedings at the Special Membership Meeting.

Introductions were made.

Laurell Ramirez moved to adjourn. Jackie seconded. Voted. Passed Unanimously.

The meeting was adjourned at 9:39 pm.