



## MINUTES

LAKE MARCEL COMMUNITY CLUB (LMCC)

GENERAL MEMBERSHIP MEETING

May 22, 2022

**Directors Present: JW Gorman, (President), George Petrov (Treasurer), Michael McClary (Secretary)**  
**Directors Absent: Laurell Ramirez, Laura Davis**  
**Office Manager: Julie Braun unable to attend**

**Meeting called to order at 2:48pm**

1. Chair Opening Remarks & Rules of Order  
**JW explained that we are to follow Roberts rules of order.**
2. Member Comments (2-minute time limit)
3. Approval of Meeting Agenda  
**1st Karen Giluck, 2nd Christine G**
4. \*Amended - Approval of Minutes of November 13, 2021, Budget Ratification Meeting  
**1st Rick DeBlock, 2nd Karen Giluck**
5. \*Amended - Approval of Minutes of November 13, 2021, Special Membership Meeting  
**1st Rick DeBlock, 2nd Karen Giluck**
6. Treasurer's Report by George Petrov  
**Operating and Reserve accounts**  
**Showing \$285,500.56 in all accounts (\$243,719.30 last year).**  
**More in the reserve accounts this year as some monies were moved**  
**Reserve funds used to be in CDs but that has stopped due to poor interest rates, if**  
**there is a move in interest rates we may be looking into re-investing.**  
**Profit and Loss**  
**P&L – we have an unapplied cash payment which is QuickBooks accounts way of**  
**showing a negative for funds received in prior calendar years.**  
**Income this year \$129,311.45 which is an increase partly due to the amount of dues and**  
**also liens have been released.**  
**As of May 10th, spending is at \$33,490.20 compared with \$41,502.43 last year. Part of**

**this is a reduction in payrolls and we still haven't spent budget funds.**

**Budget and Actuals**

**We are running under budget on most items, there may be others which come through. We have \$10k listed against production which may not be spent (earmarked for July 4th).**

**Financial Audit**

**We are reaching out to membership for people with expertise to research companies to do the audit.**

**7. Committee Reports**

**Architectural Control & Governing Documents by Michael McClary**

**Architectural Control Committee: No major items of note.**

**One construction happening is according to previously approved application.**

**Some tree-cutting applications checked and approved (thanks Karen G).**

**a. Governing Documents Committee:**

**Have been introducing resolutions to enable committee structure. Idea is to scale the impact of the board, require and encourage volunteers.**

**Architectural Control Committee is a 'Committee of the Board' whose purpose is to review the rules and regulations, bring clarity and update old rules.**

**b. Community Events by Laura Davis [Laura not present. JW read report]**

**Easter event had a great turnout, run by a member of the community – many thanks!**

**July 4th unlikely to have fireworks, our normal supplier is unable to run the event.**

**Various suggestions discussed for the day: event on the lake grounds, a parade, party, entertainment.**

**Halloween event: no plans yet although we have had community suggestions.**

**Report on fishing day – big thanks to Doug Lapchis and Dale Keltner, education day run with guidance on fish, lures, techniques.**

**Family fishing day planned for June 11th with a plant of 300 trout on June 9th. Doug L looking for support to make a run and funds for refreshments on the day.**

**c. Community Relations (No Chair) by John Gorman**

**Safety and Security – reminder to folks to keep the gate closed.**

**Parking in the summer can be an issue and no parking is allowed on the side of the road. This is King County governance. Request that we ask King County to add signs around Beach 2 for parking.**

**There are sign-up sheets for Dusk Security and for helping to rebuild the decking on the docks.**

**d. Facilities and Grounds Maintenance by Laurell Ramirez [Laurell not present. JW read report]**

**Eagle Scout Ben Rhodes built the lifejacket station.**

**Volunteers are required to help rebuild the docks with the new decking obtained by Butch. With volunteers are required, there will be a schedule posted shortly.**

e. Lake and Dam by John Gorman

i. **Presentation by King County and Herrera Consultants Wafa Tafesh, Chris Knutson, and Rob Zisette on the Lake Marcel Lake Management Plan and grant.**

**Presentation on testing and lake water quality, the presentation is also available on-line in the LMCC website.**

**Questions and answers**

**Peter and Shelly are looking at milfoil treatments for this year.**

**Peter Templin is working with King County on the dam erosion issue.**

**We don't have an annual budget amount for milfoil treatment, for 2022 we passed a resolution to add the money.**

ii. Fay Road Development Project

**There is a proposal for 25 x 1 acre lots, in the planning phases. The board is in the process of getting people together to advise and help coordinate. Looking for volunteers; if you are interested please contact the office.**

**We have ascertained that it is in the watershed for Lake Marcel.**

8. \*Amended - Director Nominations

**JW Gorman read the director expectations document.**

**JW Gorman read Resolution 2 on director responsibilities.**

**Open positions created with Jay Knowles and Laura Davis leaving: Jay's position had 2 years remaining, Laura's had 1 year remaining, Laurell's term has ended.**

**Nomination to re-elect George Petrov as Director: 1st Christine G/Krista, 2nd Angie Ward. Unanimous approvals**

**Nomination for Rick De Block: 1st JW Gorman, 2nd Doug Lapchis**

**Discussion led by Krista Petrova raising previous concerns, past issues on perceived conflicts of interest.**

**Addressed by Rick DeBlock.**

**Membership vote, passed 16-9.**

**Nomination for Paul Gibian: 1st Rick DeBlock, 2nd Doug Lapchis**

**Unanimous approval**

9. New motions

a. \*Amended - Community will be voting on increasing Directors to the maximum allowed.

**Motion to increase the permitted number of directors to 15. Historically, we have had more than 5, but the bylaws explicitly state 5. Therefore, the board would like to approve 15.**

**The vote to expand directors to more than 5 entails backfilling existing terms, vacated by directors who resigned or otherwise left the position with time still left on their term when the number of total directors (serving and resigned with time remaining on their term) is greater than 5. This vote does NOT grant power to the board, itself, to create new positions to expand the board unilaterally. A vote of the membership at a general membership meeting is required to create a new, full, 3-year term, director position.**

**Vote motion by Rick DeBlock, 2nd Karen Giluck**

**Motion passed unanimously**

10. Community Member Comments (2-minute time limit)

**Motion to adjourn meeting: Karen Giluck, 2nd Doug Lapchis**

**Meeting adjourned at 5:38pm**