

Meeting Date: 8/23/23
Location: Lake Timberline office
6:41pm start time

Members in attendance:
President: Marcus Payne – present
Vice President: Roger Meyer – absent
Secretary: Cathy Fronick – present
Treasurer: Matt Crabtree- present
Security: Scott McDowell – present
Maintenance: Tony Huff-present
Member at Large: Mark Williamson- present

Minutes for meetings of 7/26/23 & 8/9/23 were read and approved by all members in attendance.
Minutes to be posted on website

Bank update – Previous \$127,000.30. Current \$95,927.16

Backhoe final bill was approximately \$24,000.

Marcus & Cathy moving forward with re-writing election procedures and implementing Election Buddy to handle our future elections.

Lot lists-Cathy working on all lists.

Power wash and paint maintenance building and small building by mailboxes. Working with Dennis Young on timing.

LTBOT wish list Well/bathroom at Primrose beach – Tony worked out an agreement with the PO on the well. LT must have re-surveyed for \$1300 and 2 pins moved by surveyor. Survey has been ordered.

Heat at shower house. Possible tokens for showers and start charging for showers again. Tony researching bill changer for tokens. Jason Everett and Roger Meyer to get pricing for tokens. Currently researching

Silver spring gate damage – Moose construction still owes LT \$1755. It was discussed to run credit card on file for final payment.

Damage to several signs – each kid involved is doing 16 hours community service as opposed to paying for replacements.

Office to be open on Thursdays as a trial period. Post on website and FB pages.

Building bathrooms at Primrose beach on hold for funds.

Washer / Dryer for small building up front – on hold for funds and proposal

Joey Henderson's lots are still filled with trash. 45-day letter was sent. Marcus to reach out to see what Joey's plan are for cleaning up the trash. Joey claims to have someone interested in purchasing the lots.

Well to be cut under the ground by maint and concreted in. Grade circle to show correct boundaries. Add additional cost to lien.

Cathy to contact Eric re: RFID/gate bids

New Website – not a priority

Property list for sale on website – get current list from Frances and start putting prices on each so they can go on the website list.

Joining Parcels Timberline owns and will not sell. Provided list was reviewed and approved. Cathy sent email to the county July 28th to start the joining process.

Matt working on compactor pricing for the trash area. We have collected approx. \$95k of the \$100k in trash fees for the year. LT has already spent over \$50k in trash hauling along with an additional moved \$10k from trash expense to equipment and labor. We will start working on new trash gate infrastructure.

Issues on Plat 2 Lot233 Debra Johnson is the offender on Lot 231 PO working to get lot cleared so they can move campers Pond court 4 trailers by Dorko and Barb Battles. Send 45 day letter notice.

Scott to reach out to Kat Grace about painting shipping/storage container.

Need to address Danny Brauch again about mounting the sprayer to the top of the pole and spraying cars as they go by. If for dust, it needs to be on the ground and pointed towards the ground.

Vertical wood boards need removed as they are fence boards.

There is a sign up that says firewood for sale. The sign is against the rules. You also are not allowed to run a business inside LT. Scott and Marcus to work together to get written up.

Marcus to post reminder re: unpainted shipping containers. Fines will be issued.

45-day letters – approx. 5 or 6 outstanding letters are left to address. Container on Rose needs painted.

Bridge by trash is washing out around culverts. Tony getting bids for repair. May need to extend a special assessment. Looking at all options before making a decision.

Fixing guard rail at waterfall is on hold. Mark Williamson has some 20' beams to donate when ready.

Eventually all signs at the right of the front gate will be moved to the open area at the bottom of the big hill on the right, just past the trash area. Working on layout / design.

Asphalt bid to repair 8 spots and also asphalt across wahoo dam was \$125,000. To repair 8 spots only was \$75,000. (possible loan or special assessment). Need 2 more bids.

The board needs to set job descriptions and expectations for all staff members. Have employees write their basic job description as a start. Cathy sent email to front office for them to write their own job descriptions.

Foran has job descriptions for his employees

Scott reached out to gate workers.

Need to upload all descriptions to Bambee

Cathy to post on Indeed, Linkdin etc for Office Manager position. Need current job description to move forward.

Scott to talk to Johnny Fedorchak to pay for each tire he dumped by maint or come pick them up.

Verify we will have gate staffed for holiday weekend.

Cathy motioned to adjourn

Matt 2nd

Meeting ended 8:04pm