

Lake Timberline Board of Trustees

Meeting Date: 02/21/2023 (cont'd from 2/7/23)

Location: Timberline Office

Call to Order/Roll Call Time:

Members in attendance:

h. President: Marcus

i. Vice President: Ken

j. Secretary: Cathy

k. Treasurer: Matt

l. Security: Tammy

m. Maintenance: Tony

n. Member at Large: Mark

New Business

President:

Election sign ups. Posted on FB pages last week. Ask each person for a photo and bio to post on the website.

Need to schedule a meeting after March 15th for PO's to have a chance to meet candidates. Set for 3/25 10a-

12p to be held at the Paddle Club.

Marcus suggests FB Live the event.

Some issues with last year's election process. Need to work out. NO PHONES. Possibly independent

counting firm. Discuss with Francis. Cathy to forward info on Election Buddy as a 3rd party to handle the

2023 election.

Copy machine repair man needs to be called to fix auto feed if we are pre-printing mailings for the election.

Tony offered to sell Plat 4, lot 28 back to the board with provisions.

Hilltop to pay \$1000 yearly, increasing with inflation for road access and maint. Lot would be removed from numbered lots and not available for purchase in the future. Much discussion. Tony will keep the lot.

Had a suggestion from PO to put Cigarette Butt containers at beaches.

Marcus proposed for the April mailing to put a vote out to Amend Article IV 8 for the 2024 election.

8. Successors of the Trustees whose term is expiring shall be elected by the lot owners at the Annual Meeting

each year and the owner or owners of each lot shall be entitled to one (1) vote for each lot owned having

assessments paid in full, which vote may be in person or by absentee ballot or proxy. Only one (1) owner per lot

will be allowed to run for a position on the Board of Trustees, or be elected to such a position or serve on the Board

of Trustees at a given time. No lot owner will be allowed to run for a position on the Board of Trustees or be elected

to such a position unless said lot owner has paid up all assessments due against all lots held in his name. Further, no

person shall be allowed to run for a position or serve on the Board of Trustees if he or she or their spouse or significant

other simultaneously holds the position of an Officer or Director of the Lake Timberline Volunteer Fire Department, Paddle Club, Hilltop Lodge, Dogwood Chapel, or any other Lake Timberline organization or association which the Board of Trustees may in its discretion and by duly adopted resolution determine to present a possible or likely conflict of interest as the result of any individual's simultaneous service upon the Board of Trustees and as Officer or Director of such other organization or association. Additionally, no person shall be allowed to run for a position or serve on the Board of Trustees if he or she has been previously removed from the Board of Trustees as prescribed in Article VI, Paragraphs 5 & 6. Much discussion of the following wording being added to an amendment.

Matt called for a motion to take the vote to the PO's whether or not to add amendment change to the ballot.

Tony motioned,

Marcus 2nd.

Tony - yes

Tammy - no

Tammy asked if this would be on the ballot whether we said yes or no. Marcus believes it should but will

have to look into it. (the ability to overrule the board when the president sees fit)

Mark said we are voting on whether or not we bring the vote to the people.

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Marcus to see if he can overrule our vote as president if the board votes his added amendments down.

Tammy excused herself from the meeting.

Marcus - yes

Matt - no

Mark - no

Cathy - no

Ken - no opinion / no vote

Bambie clocking in and out? yes GPS tracking? no

Volunteers. We should definitely have sign a waiver. It is better to be notarized.

May or may not be covered under workmans comp. Need to know what type of 501c we are. Francis is not

sure. Can't find it on state website either. Possibly our tax person? Francis is calling. All projects need to be

run in writing by the board. (general plan) No project planned as of yet. Once something is planned, waivers

will be signed. Cathy suggested sending out waivers in our next mailer so we have most on hand..Marcus

says they need to be notarized. We can refer volunteers to the office to sign a waiver. Frances will not be

charging for notarizing waivers.

Discussion to figure out how to monitor properties being donated back to LT.

PO offered to teach maint how to grade the roads properly. Road was in too bad of shape to work on.

Tony

worked a full day on trying to restore the road. Wasn't enough material on road to work with.

Board will need to lay eyes on it before deciding. Several offers on the table.

Plat 20 Lot 65 \$500 offer from Lee F 314-xxx-xxxx Cathy countered him with \$750

Lee Flanigan paid \$750 for plat 20, lot 65 on 2/26/23 at the office.

Plat 21 Lots 145, 146, 147, 148 \$2900 Martin P xxx-xxxx 1-17-2023

Plat 19 Lots 295, 296, 297, 298 \$2000 Ed C 636-xxx-xxxx 1-20-2023

Plat 4 Lot 6 \$750 Brett B 573-xxx-xxxx 1-21-23

Plat 4 Lot 6 \$1000 Mike L 573-xxx-xxxx 1-22-23

Plat 4 Lot 6 \$2000 Brett B 573-xxx-xxxx 1-24-23

Plat 4 Lot 6 \$2100 Dewayne M 417-xxx-xxxx 2-3-23

Says lot is next to his house and doesn't want it sold as a camping lot.

Board voted not to sell Plat 4 Lot 6

Tony Motioned Cathy 2nd All yes not to sell the lot. via text

Board voted to let Kyle Buscher go. He did not get his driver's license as required for the job.

Was given approx 6 months to get a valid DL.

Tony Motioned Cathy 2nd All yes to let Kyle go. via text

Kyle now has his DL and is requesting his job back. We will consider his application as well as looking at others.

Bradley H's mom to pay fines. Board will not give him a fresh start.

No community service available to work off fines now or in the future.

Vice President:

Trash Fee and renters.

Secretary:

1) Review of Steel storage container update Completed

2) Review of fees & rules update Cathy to add Jug Fishing

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3) RFID tags - Moving forward with gathering more info. Cathy to report back.

4) Website control Board members should have access/username & password to website. Invite Nyles to a future board meeting.

5) Joining parcels for new line of credit Cathy to put a parcel/address list together for Matt.

6) Give update on tax spreadsheet, LT lots for sale, color coded map Cathy and Tony work together on lots for sale list.

7) offering LT lots for sale. Discussion of LT to pay for survey, add for sale sign when ready to offer for sale. 8) Next mailer-add & donate your lot back to LT;

9) Start working on election processes / counting votes etc

10) Updated contractor list for office to hand out

Cathy to start new list of contractors - reach out via FB.

Treasurer: Report

Review of current financials - actual vs budget to date

Matt working on actual vs budgeted still. Tax papers going out February. Slow down on spending. At a good pace to finish out the year.

Security: Report

We can legally clean lots. Need to have all our paperwork lined out. Tammy will update 45 day letter notice list. We will see about moving forward and how we want to utilize maintenance.

1) Violation spreadsheet has been updated. 6 new notices have been mailed out.

2) Six more 45-day letters went out on 1/18 and I am in the process of reviewing the

previous 45-day letters so we can start with maintenance coming in to clean them up.

3) I will be giving Alicia a key to the trash gate to open on Wednesdays.

4) John K - He is disputing his most recent tickets. I did allow him to pay the \$10 fee to get his gate card turned back on and told him we would discuss his tickets at the next board meeting. a) His ticket for pulling a trailer thru the back gate - He says Matt Crabtree was back there and told him that he couldn't pull it thru the gate because there wasn't enough time, so he told Matt there was and Matt told him if you think there is then try it (Could have worded it a bit differently but all the same). He also said that the car that piggy backed in after him on that same ticket was another property owner and came in because the gate was open and they had time, he wasn't letting anyone in behind him. Matt did not approve John to go through the rear gate with a trailer.

b) His ticket for allowing a non property owner to use his gate card to get in - He says that "Tommy H" had stolen a plastic bag of stuff from John and the gate card was in it. He didn't

even know that it had been stolen, he just thought he had misplaced it until he got the ticket from us. Francis

believed his story on this one, so it makes me give it some thought.

5) Kim D will be at the board meeting to discuss her tickets, wanting to do work around the lake to work off fines, and her trailer. I have told her multiple times that her trailer is not allowed in the lake and had I known at the time of it being towed that it was hers, it still would have been towed.

6) Ronnie will be receiving a written warning for pushing the button and not knowing who is

being let in the gate.

7) The dumpster divers are out of control. If we see them, stop them and issue fines

Maintenance:

Painted lines at front gate was discussed. Tony to have them return to touch up.

Backhoe is down working on bids to repair. Gravel money is spent for the month

Member at Large: No update

Marcus motioned to adjourn

Cathy 2nd

Meeting ended 9:25p