

Sunset Sands Community Association

Quarterly Meeting

December 16, 2016

Board Members Present: President Pam Reynolds, Vice President Arvid Larson, Treasurer Tanya Hoffman, Developmental Director Mike Porter, Environmental Director Gary Armstrong, Maintenance Director Roger Taylor

President Pam Reynolds called the meeting to order at 9:35am and introduced officers.

Member Comments: Everyone agreed that the new sign is beautiful

Minutes approved as sent out

Board Reports

President: Thanked everyone for attending quarterly meeting and welcomed new members.

Vice President: Reviewing and updating list of access keys to club house and grounds which have been assigned to association members.

Secretary: Asked people to make sure we have their email addresses. Wrote and mailed newsletter in December.

Treasurer: Dues statements have been mailed. Reminder that dues must be paid in January, 2017

Development: Received requests for approval of 2 septic systems, 1 carport and 1 RV cover. There were also multiple inquiries about possible future property improvements.

Environmental: Department of Natural Resources has sprayed Loomis Lake twice. Waiting for spring to do third spraying of invasive species. Gary noted that several blue tarps are currently covering roofs, RV's and wood piles. Discussed the use of blue tarps on wood piles, RVs and roofs. He is working with Carl Steueragel to locate specific policy stating that blue tarps are NOT allowed in Sunset Sands because they are aesthetically inappropriate. Gary will be sending notices to violators next month.

Maintenance: Due to incimate weather conditions outdoor work has slowed. Security camera is in place by entrance to our community. The 7 ½ foot carved bears holding new Sunset Sands sign are in place. Roger plans to construct new jungle jim and repair basketball hoop in the park's play area. Two homeowners have provided the financial resources to add a bench out on Shorty's Island. Darlene Chalker at Whitney cabin is interested in sponsoring a memorial bench. Gate controller was blown out when area experienced a power surge after someone hit a power pole on Sandridge. Roger is filing an official request to the PUD for reimbursement of the damages. He is working with North Beach Water regarding the right of way that has been

requested from Sunset Sands to come across park property to install a larger water line under lake to eliminate water pressure and sediment issues. Jan Taylor attended last North Beach Water District meeting and requested that the district regravell or pave the park's driveway as part of Sunset Sands agreement to give them a right away across park property. No decision as of yet.

All homeowners are asked to attend the next North Beach Water District Meeting, Dec. 19, 6pm at their new location , 2212 272nd St, Ocean Park.

All reports were approved

Old Business

During January members have priority for booking the clubhouse for events they are planning next year. After January reservations are open to the public. Pam reported that club house rentals increased last year. We netted more than \$2,000 in outside rentals.

New Business

Tanya announced that she met with CPA Bob Russell to discuss his future assistance with association books. Motion was made by Pam Reynolds and seconded by Mike Porter to hire Bob Russell to manage primary responsibilities of the association's finances with the requirement of two board member signatures required on all checks. Money is currently included in the budget to cover the cost of hiring a professional accountant. Motion was approved by membership. Board was given authority by members to approve an expenditure up to \$600 for Tanya Hoffman and Bob Russell to purchase necessary program/equipment or download to enable them to access financial files remotely from the association's computer and to update the current version of Quick Books. Darlene Chalker will assist Tanya to research the best solution to this issue. They will also check out the possibility of the PUD installing a special surge protector on club house premises to prevent damage from power surges resulting from power outages.

Tanya will maintain accurate member list so accountant can mail out billings for dues.

Meeting adjourned at 10:35am

Respectfully Submitted

Joan Porter, Secretary

