

A meeting of the Board of Directors of the North Woods Association, Inc. was convened on Tuesday June 16, 2015 and called to order at 6:10 pm at the office of Gib Masters at K&L Gates in Portland, OR.

Directors present: Ken Docekal, Denise Firth, Gib Masters, and Carrie Lewellen.

Directors absent: Patty Pearl, Cindy Gaines, and Dan Brady

Approval of minutes The minutes from the 5/12/15 meeting were reviewed. Gib Masters made a motion to approve the minutes as written. Denise Firth seconded. Approved unanimously.

Treasurer's Report

- Accounts Receivable – Denise reported that each of the five delinquent assessments have been paid, after the letter went out to each of them about their water being shut off. There are an additional 6 cabins with outstanding assessments, but these cabins are in a foreclosure, bankruptcy, or on the market to be sold. When the cabins sell, we anticipate collecting the outstanding assessments and fines at that time.
- Healthcare estimated costs for 2016 for caretakers – Denise received an estimate that Kaiser will be raising healthcare costs by less than 5% next year.

President's Report

- 4th of July – there is a lot of concern with it being so dry, that the State of Washington will put a burn ban into effect. Also, with the level of the lake being so low, it may be impossible to get the fireworks and dock out into the lake. Due to this, the fireworks display is tentative. We will know more the week before the 4th of July. Ken requested that Carrie send out an email blast to the North Woods cabin members informing them of the situation. The band is still scheduled to play.
- Board nominations – both Becka Griffin cabin 161 and Erik Gunderson cabin 173 have been nominated to have their names placed on the ballot at the upcoming election in November. We also need to fill the vacant position that was held by Patty Pearl. Ken will contact two cabin owners that have expressed interest, to see if there is still interest.
- Discussion about a potential dues increase in 2016 – there was discussion from the Board about adding a dues increase to the ballot at the next annual meeting to be voted on by the membership. Gib will be drafting language related to what members will be asked to vote on. Ken asked Carrie to get the Portland-Metro CPI increase for the last 7 years, which was the last time dues were increased. There was a suggestion of increasing dues by 5% next year. The Board plans to discuss this topic again at future Board meetings.

Other business

Gib Masters reported that he is receiving a large number of permits for improvements being done at cabins in the North Woods. This is a positive sign.

Annual meeting – Clark Public Utilities is not taking reservations for their meeting room in 2015 because they are using it for a training room. Carrie will see if the Water Resource Education Center at the City of Vancouver is available for the November 10th annual meeting date.

The next meeting will be held on 7/18/15 at the North Woods. at 10:00 a.m.

Meeting was adjourned at 6:50 pm.

Written and submitted by,
Carrie Lewellen, Board member