

REGULAR BOARD MEETING MINUTES

Date: September 10, 2022 **Time:** 10:00am

Location: Leisure Time RV Park Pavilion 514 Sawyer St. Cascade, ID 83611

Meeting Called To Order: 10:10am By: Brad Baumberger, President

Roll Call: Brad Baumberger, Kay Panter, Tracy Leinen, Mary Wilkinson, Ron Brown

Quorum Established

FIRST ORDER OF BUSINESS: Request for Board Meeting Minutes approval for August 13, 2022

Motion: Tracy Leinen 2nd: Kay Panter “Shall the Board approve the Board Meeting Minutes of Aug. 13, 2022, as written & reviewed?” Discussion: None Call for Vote: 4 Approve Decision: Unanimous

PRESIDENT’S REPORT: Brad Baumberger

- 1) Brad thanks Ron Brown for his service to the park on behalf of the Board. He will continue to helping the Board with Zoom access for the Board Meetings. His knowledge of the park has been and will continue to be vital to the Board. The members in attendance applauded his contributions.
- 2) Brad advised the owners present that their comments would be accepted and responded to after the adjournment of the meeting to avoid interruptions while business was being conducted.

TREASURER’S REPORT: Tracy Leinen

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|-------------------------------|---------------|
| General Fund Checking | \$ 20,411.82 |
| General Reserve Account | \$ 100,171.68 |
| Reserve Account | \$ 30,373.78 |
| Debit Card Account | \$ 47.89 |
| Activities Debit Card Account | \$ 1,369.83 |

Aging Report:

| | |
|--------------|------------------|
| \$ 150.00 | Unpaid Dues |
| \$ 43.00 | Unpaid Late Fees |
| \$ ----0---- | Liens |

Motion: Mary Wilkinson 2nd: Ron Brown “Shall the Board approve the Financial Report as presented?” Discussion: None Call for Vote: 4 Approve Decision: Unanimous

Donation: Juirgen & Judith Trinkaus (D38)

Tracy advises that \$1,000 in proceeds received by the sale of a Geo Tracker Juirgen & Judith Trinkaus sold was donated to our homeowner’s association. She thanks them on behalf of the Board for their generosity.

STORAGE LOT REPORT: Tracy Leinen

Total Spaces: 98 Available Spaces: 2 Waiting List: --0—

Tracy requests if an owner is interested in the limited spaces available to contact her at the end of the meeting. As an owner in the park sells their property, they must relinquish any storage space assigned to them. It then becomes available. A new request must be submitted with \$120 fee & application.

OLD BUSINESS

1) Board Member appointment---Brad Baumberger

*The Board requested candidate submissions for a Board vacancy from owners on August 12, 2022.

*They needed to be received by Sept. 1st. The Board received 5 responses.

*1 candidate withdrew and 1 did not submit a resume when contacted.

*Kay Panter was one of the submissions. He was previously appointed to fill the immediate vacancy available on Aug.13th.

*The remaining 2 candidate’s resumes were reviewed by the Board Members for the remaining vacancy that is effective at the close of this meeting today.

*Thank you for your submissions.

Request a motion be made to appoint a new Board Member

Motion: Tracy Leinen 2nd: Kay Panter “I make a motion the Board appoint Paul Davis to be a Board Director effective Sept. 10, 2022 at the conclusion of this Board Meeting.” Discussion: None Call for Vote: 4 Approve Decision: Unanimous

2) Weed & Maintenance Notifications: Mary Wilkinson

The Board sent 69 Weed & Maintenance Notices July 8th. Effective Aug. 31st there were ten lots sent 3rd notices. Additionally, one lot was sent a 2nd notice and one a 1st notice. A re-inspection this coming week will hopefully find the necessary improvements completed.

3) Pool Project Update: Tracy Leinen

Charlie Charlton donated his labor to replace two (2) Egress Emergency Exit lighted signs in the pool room. An outside light will also be installed by Tri-State Electric when they have a schedule opening. Cement ramp work at the egress doors will be completed soon.

4) Update Street Lighting: Tracy Leinen

Three additional street lights were ordered July 26th. Tri-State Electric will be notified as soon as they arrive. They will install those lights and adjust dimmer switches on existing lights.

NEW BUSINESS

1) Required signatures: Mary Wilkinson

- a. Code of Ethics
- b. Bank Letters of Authorization
- c. Secretary of State records update

Mary advises Board that new signatures are required by the bank to process necessary account changes. Also, Paul Davis must review & sign the Code of Ethics as a new director. The necessary information for the Secretary of State filing will be provided to our accountant for processing. She will meet with Board to complete the paperwork.

2) Vandalism: Tracy Leinen

Tracy advises that we have had some vandalism in the park. The security cameras have captured the activity. Also, entrance was made to the gated water wheel at first pond. The gate was jumped, alcohol was involved and the pump was shut off. If the pump had been damaged the cost would have been approximately \$1,000. She also acknowledges that the Sheriff's Office can be contacted.

3) Activity Committee Announcement: Jan Misch

Jan reports that there is an Ice Cream Social tonight. It is the last event of the year. She thanked those who attended the Taco/Burrito Bar. The 50/50 raffle realized \$55 for the winner and \$55 for the Activities Committee account.

4) Storage Lot Vehicle Wash Access: Tracy Leinen

Tracy reports that owner David Miller suggested utilizing the water faucet in the storage yard for washing vehicles, trailers, atv's, etc. Tracy informs that this is irrigation water so no water usage cost to the park. David Miller will provide hose, fittings and be sure it is working properly. We will try this out and monitor the area. She reminds owners this is a privilege that will be removed if vandalism, theft or improper use is noted.

5) Feeding Wild Animals: Mary Wilkinson

A Public Works Newsletter was in our water/sewer bill this month. There was a reminder of the Feeding Wild Animals city ordinance (Ord. 719-6-13-22). It is unlawful (per City of Cascade Code) to feed wild animals. Livestock, poultry, pets, squirrels or birds other than wild turkeys are excluded. Violations can result in \$ 150 fine. We sent email notifications and had the info posted on our web page so that owners are aware of the ordinance.

BOARD COMMENTS OR OTHER BUSINESS

Mary Wilkinson---An owner requested a covered area for ATV. It is not currently allowed.

Mary Wilkinson--- Requests the Board consider the appointment of Kay Panter to be the Board's representative to the City of Cascade Building Dept to clarify City Building Permit Codes & Requirements that are relevant to LTRV lot improvements.

Motion: Mary Wilkinson 2nd:Tracy Leinen "Shall the Board appoint Kay Panter to be Liaison to the Board for researching Building Permit requirements & City Codes?" Discussion: None Call for Vote: 4 Approve Decision: Unanimous

ADJOURNMENT

Motion: Mary Wilkinson 2nd: Kay Panter "I make a motion to adjourn the meeting." Call for vote: 4 Approve Decision: Unanimous

Meeting Adjourned: 11:30am By Brad Baumberger, President