

Leisure Time Board Meeting Minutes

July 23, 2016

Annual Meeting

Meeting Called to Order: President – Denis White – Time 10:00 a.m.

Roll Call: Fred McKennon, Steve Whitehead, Kim Whitehead

Scott McDonald

Notice of Intent: All directors notified by email and posted to website

Approval of Minutes from last meeting: Motion passed

Treasurer's report: Business checking: 104,644.85 Petty cash: 1726.86
Reserve: 102,422.86

Aging report: 17812.50

Committee Report: Denis – Storage We have 14 people on the waiting list for storage space. Turning over about 5 people a year. Looking at 2018 or 2019. We only have 95 to 97 spots and 379 property owners.

Fred – Accomplished a lot this year. Most of the money spent in house due to the knowledge of our maintenance man. I will let Bill give the report on what has been done and spent.

Bill – Lost irrigation pressure due to sediment inside the well casing. Pipe was rusted. Things are breaking down due to 20 years of age. Cost was apx. \$5600.00. Hot tub is down. Swapping out parts with other hot tub. Rebuilt pump and fence around it. Most of it done in house except for the rebuild. Had an electrical engineer in house that helped. End of last year we had a Beaver issue. 6 Beavers caused lots of damage. Had to wrap the trees. Branch removal in winter. Removed 55,000 lbs of trees. Snow fall was significant this winter. Some people had damage to park models. I turned off water to some. Pool worked on early in the year. Spent about \$13,000. Purchased new covers for the hot tubs. F-Street we brought in soil to take care of standing water. Jim Zamzow flew in and gave ideas. Road dusting was taken care of and took 2 trips because they

ran out of material. Many people helped with all the projects and helped save money.

Fred thanked Teri for all the hours he has put in.

Dene – Activities Diane has volunteered to be chairperson for the group. Jenny Larsen has agreed to take care of the library. Yard sale will be on the 27th and anything that doesn't sell the church will pick up. I will head up the yard sale.

Old Business:

Rental Issues

Dave is recommending changes to the form given. Would like input from others. Need to figure out the number of people and animals allowed on the lot. Had an entire group behind them. Designate it as a SFR. (single family residence). Idaho law will not allow you to restrict short term rentals. Still working on this. Make sure renters have a copy of the CC&R's.

Tabled at this time

New Business:

Election Results:

The number one vote getter was Kim Whitehead and the number 2 vote getter was Ron Brown.

Dumpster:

Going to be bringing in a dumpster for yard debris. Like the one that the fire department uses.

Trees:

This fall if your trees are in the road please trim them back so they don't cause problems.

Thanks to Scott McDonald for his time on the Board.

Open to the floor

Bev Wilson – Have there been any thought to private owned trees that are diseased. People are taking out diseased and dead trees. Is it mandatory? No

Nurseries can take a look at the trees and let you know if they need to be removed. Link on the website for different companies to help. Dee's will assess trees at no charge.

Gate on K-street that goes to Gossi's is falling apart. Needs to be fixed. On list to be taken care of.

Mary – Did you change banks this year? Yes, Idaho Trust. Reason? I didn't like the service I was getting out of this bank. Do you post the financial summary on the website? Just got the financial summary for the meeting and it will be posted.

Had issues in the park where an individual wanted to put a double wide on a lot. Had to reject it. Only park models can come into the park and must have a RIVA sticker. The only difference is now you have to get a permit from the city and pay for it. At this time, we are in a holding pattern until the city comes up with what they are going to do.

Don – What about moving a park model from a lot to another one in the park. Has to be within the CC&R's. If it is over 10 years old isn't it up to the Boards discretion? Our Legal Counsel has advised us against making exceptions to the CC&R's

Could have problems coming up in the future. Talking about not letting people live in the park full time.

Fences – Must be wood or vinyl. Temporary fences for dogs are the wire ones.

A couple of years ago you talked about putting in irrigation. Wouldn't that be a time saver? We are looking at getting it done and what it will take to do.

Remind people of the speed limit in here. Every year it is the same thing. Please let visitors know to slow down.

If you contract someone to come in and do work, please let them know that the dumpsters aren't for carpeting and other items. These dumpsters are for the park residents.

Motion to adjourn: Steve/ Second- Kim/Vote called for motion passed.

Meeting adjourned