

White Birch Lakes  
Board of Directors Minutes  
April 10, 2010  
approved

- I. Call to Order: President McNeil called the meeting to order at 10 a.m.
  - a. Invocation led by President McNeil.
  - b. Pledge of Allegiance led by President McNeil.
  
- II. Additions to Agenda: Director Bridges adds pool hours and temporary maintenance position under new business.  
Under old business Director Stephens asks to remove consent judgment.  
At this time Supervisor's evaluation is moved below comments from the floor on the Agenda.
  
- III. Approval of the Minutes:
- IV. **1) Director Bridges moves to approve the March Meeting minutes, second by Director Stephens, all in favor, carried.**
  
- V. Income Statement- Treasurer's Report:: Due to illness of the Treasurer no report given.
  
- VI. Presidents Report: President McNeil begins by welcoming all here today, Spring is in the air and I hope you are all as excited as I am as to the return of all the snowbirds and campers. Welcome back Witchells and Pelfreys. I would like to say thank you to my fellow board members who felt confident in putting me in this position as your new President. I would also like to thank those of you who have sent numerous e-mails and well wishes of support. I always try to do the best in whatever I do and this will be no different. I want each and every one of you to feel free to contact me with your thoughts and concerns. This past month since taking over the Presidency has been nothing less then exciting. Director Briggs and I are in contact daily and he has proven that the decision to make him 1<sup>st</sup> Vice President was the right decision. I try to the best of my ability to keep all Board Members informed, maybe sometimes too informed to the point where they may have thought I was "bugging" them. It is my opinion that this board consists of seven members and those seven members need to be informed as a team. At this time I would like to give a special thanks to Director Briggs and Director Stephens who have both done a wonderful job helping us to keep the office running in the absence of Elaine, especially Director Stephens who went above and beyond. Speaking of Elaine as some of you may know she has been out with back problems, I have talked to her, she will be returning to work on Monday, please give her a warm

welcome and try not to overwhelm her on her first day back. In the meantime we have taken steps to prevent being in this type of situation again and we will address that later in the meeting. Also, once again, the gate was hit. Doug and Director Briggs got it up and running for around \$45.00. Thank you, good job. Doug has taken the old snow blade that was on the Agenda last month too the scrap yard and received \$173.00 for it. We have more scrap to go to the yard and we will be instructing Doug on that issue. We are taking bids on the white truck until April 15<sup>th</sup>, so get your bids in now and own a piece of White Birch history. We have also purchased and picked up; I want to thank Mark Connelly and my husband Brian, the cable to fence in the storage area. If you are interested in volunteering your time in helping install the fence, contact Director Dombrowski, as that project will be getting underway soon. Also we have openings on some of our committees, now is your chance to get involved. If we have someone who is a shutterbug and would like to volunteer taking pictures at any or all White Birch functions, please let us know. We have so many functions and would like to post pictures of these functions on our web site. In closing I would like to say I look forward to continuing to move this association in a positive direction and with your help we can do that.

President McNeil appoints Harry Thompson as Chair of the EPC committee, and confirms Dennis Karlson and Jan Isaac for the EPC committee. Director Briggs as liaison.

**2) Director Bryant moves to accept appointments to the EPC, second by Director Stephens, motion carried.**

President McNeil appoints Director Dombrowski as liaison to the nominating committee.

**3) Director Bridges moves to accept the appointment of Director Dombrowski to the nominating committee, second by Director Stephens, motion carried.**

President McNeil appoints Sally Keillor as Chair of the activities committee.

**4) Director Stephens moves to accept the appointment of Sally as Chair of the activities committee, second by Director Bryant, all in favor, carried.**

VII. Supervisor's Report: None given.

VII. Committee Reports: Activities committee: Sally reports Easter egg hunt was a great success, 200 eggs were hidden outdoors, cookies and punch were served, Coloring of pictures and stuffed animals were given away. The stuffed animals were donated by a member. We are presently selling raffle tickets, 18 holes of golf and a cart at snow snake. \$1.00 each or 6 for \$5.00, drawing to be at the Father's Day breakfast. Next event is Mother's Day breakfast, from 9

to 11 a.m, on Mothers Day. Garage sale/bake sale on Memorial Day weekend, sign up sheet in clubhouse. By-laws report given by Chuck Lutz; Chuck reports they have completed the final draft of by-law revisions and will present it next month.

Campground, Fred Witchell reports he needs help in the campground, it is physical work. This includes kids, they are invited to help also. EPC committee: Harry Thompson reports we had four requests for tree removal, approved. Two culvert requests, approved. One contiguous lot request, approved. A member on Wolf requested tree removal and shed, no plans have been submitted, not approved. Harry reports that the EPC needs the Board of Directors to give us guidelines on what lot improvements do need applications. We have been told that a well does not require approval by us, but the C&R's state all lot improvements. Finance committee: none given. Security: Bob reports the usual speeding and the gate.

VIII. Comments (agenda items): Available at the clubhouse.

IX. Old Business: Web Master:

**5 )Director Bridges moves to hire an independent Webmaster to manage our website, second by Director Dombrowski. Tabled.**

Executive Committee Resolution:

Be it resolved, that I, Linda McNeil, President and CEO of White Birch Lakes Recreational Association hereby appoint as my Executive Committee, 1<sup>st</sup> Vice President Bob Briggs, Director Nalepa and Director Teresa Stephens.

Whereas, they will have and exercise the authority of the Board of Directors in the management of the business of the association between the meetings of the Board.

Whereas, such authority would include legal matters pertaining to but not limited to the ongoing Court Case, such authority would also include personnel matters including but not limited to interviewing potential candidates for employment, and such authority would also include emergency financial matters.

Be this resolved on this 10<sup>th</sup> day of April 2010 by the undersigned Directors.

Linda L. McNeil, President  
Bob Briggs, 1<sup>st</sup> Vice President  
Dorothy Nalepa, Director  
Teresa Stephens, Director

**6) Director Stephens moves to adopt the Executive Committee Resolution as read, second by Director Nalepa, Director Nalepa, aye, Director Bridges, nay, Director Briggs, aye, Director Dombrowski, nay, Director Bryant, nay, Director Stephens, aye, President McNeil, aye, motion carried.**

Off Sight Back-up;

**7) Director Stephens moves to back up Quickbooks on site opposed to off site, second by Director Briggs, withdrawn. 7) Director Stephens moves use Carbonite as the off site back up, second by Director Bridges, all in favor, carried.**

X. New Business:

**8) Director Bridges moves to ratify the e-mail vote to go with Arbury Insurance as our carrier, at a cost \$12,551.00, annually, quarterly payments allowed without penalty, second by Director Dombrowski, all in favor, carried.**

**9) Director Stephens moves to ratify the ad that was placed for the assistant Treasurer/ Secretary, second by Director Bryant, carried.**

**10) Director Stephens moves that the WBRLA work truck be kept on site, at the clubhouse except for association business and winter snowplow exceptions, second by Director Dombrowski, all ayes, with exception of Director Bridges, with a nay. Motion carried.**

**11) Director Dombrowski moves we inventory items in maintenance yard, considered scrap to be sent to the recycler and get them out of the yard by the May meeting, second by Director Bridges, motion carried.**

**12) Director Dombrowski moves to approve the absentee ballot and instructions for 2010's election to go into the April Birch Bark, second by Director Briggs, all in favor, motion carried.**

**13) Motion by Director Bridges to accept Cheryl Judd as our webmaster, as per proposal (brought back to the table) second by Director Dombrowski, all in favor, carried.**

**14) Director Bridges moves to post the new summer pool hours (same as last year) in the Birch Bark, second by Director Dombrowski, all in favor, carried.**

**15) Director Bridges moves to place an advertisement for a seasonal part time maintenance man, the ad reading, must be able to do a variety of maintenance duties including but not limited to mowing, leaf blowing, pool and clubhouse maintenance, road maintenance, experience in road grading and maintenance of roads a plus, operate a grader, dump truck, mower, loaders, etc, May 1<sup>st</sup> to November 6<sup>th</sup>, 28 hrs weekly, second by Director Stephens, all ayes, carried.**

**XI.** Comments From the Floor: Available at the clubhouse.

**16) Director Stephens moves to go into closed session to discuss the Supervisor's evaluation, second by Director Dombrowski, all ayes, carried.**

**17) Director Stephens moves to adjourn, second by Director Briggs, all in favor.**

Adjournment at 12:45 p.m.

Submitted by,  
Elaine Carrasco  
Secretary