

Minutes of Board Meeting, CLRC Inc.

August 20, 2017

Held at the Park in the House

Present: Lloyd Ferguson, Laurel Houniet, Randy Prettie, Mike Dix, Jack Pagani and Ken Burke

Absent: Donna Spence

Caretaker (Jim Bourne) and about 18 owners were also in attendance.

General discussions with other owners in attendance. Main topics of discussion were:

- Request for roofs over RV's. Dave S, Jack, and Ken B to report back to the Board with details of the specifications.
- Clarification on the electrical service along washroom row. Roy to follow up with BK Electric to prepare a report on the current infrastructure, cost to remedy existing 30A single phase, and cost to upgrade to 50A two phase power.
- Parking along washroom row. Long weekend issues. [Mike B following up with pilot plan].

Motion to approve previous Board Meeting minutes (Carried).

Caretaker Update: Jim provided an update on his activities and observations around the park. No new issues identified.

Operations: Jack and Ken provided updates on current work and the next projects proposed in the park.

- Beachfront next to the Swim Dock Ramp: No clean up performed yet as the excavator is not available. Any work

needs to be done prior to Sept 15, or deferred to next season.

- Centre Lawn: The cost to complete the project is approximately \$2,000. Irrigation for the new lawn will be via hose pipe across the road, protected by a new traffic-calming ramp.
- North Fence: Options are new 6' lattice-top, 6' solid, and 8' solid. Budget for next year. Potential to trade services from Doug (northern neighbour) to offset some of the cost.
- Old Logs and Docks: Still in the marina. Advertising on-line. No bites yet.
- Wall @ Lot 7: Asphalt patching has been carried out, along with hole patching along the entrance road. Ken B. to follow up with the contractor about getting a price reduction on the road patching.
- Water Line @ Lot 40-41: Alex will be hired to bury.
- Lubin's: Issue of trespass and garbage along south fence. Also, their dock is still attached to our piling and continues to encroach on our riparian area.
- Main House: Insulation needs to be installed in the shop ceiling. CLRC to provide the material, and Jim agreed to install. Also need electrical baseboard heaters installed as soon as possible.
- Washroom Block Fan Noise: Ken B. agreed to fill in the soffit areas to improve efficiency and cut down on the cycling of the fans.

Financial Position: Laurel reminded the Board that we need to submit budget items to prepare the proposed budget for 2017/18. Lloyd provided the financial update. We have \$130,000 in the bank, and outstanding accounts payable and contingent liabilities of \$54,000, for

a net cash position of \$76,000. Lloyd to provide a project costing breakdown at the next Board meeting.

Rules & Regulations: The proposed revisions will be reviewed at a dedicated meeting on September 2, at 10:30 at the Main House. Lloyd to email the draft to the shareholders.

Meeting adjourned at approximately 12:00

In Camera Meeting then held to discuss contractual and personnel issues.

Next Meeting TBD.