

**Bayshore Beach Club, Inc.
Board of Directors Meeting
January 16, 2016**

In attendance:

Marcella Brodowy, President	Division 3
Walt Goodin, Vice President	Division 1
Patti Pipes, Corp. Sec.	Division 5
Terry Pina, Director	Division 2
Max Metcalf, Director	Division 4
Mark Mugnai, Director	Division 6
Ann Turner, Director	Division 7
Rhonda Jantzen, Director	Division 7

Absent:

Carilyn Ellis, Director	Division 3
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President Brodowy called the meeting to order at 1:03 pm, and led the Pledge of Allegiance. A quorum was verified by Patti Pipes.

Approval of Minutes

MSP

Marcella Brodowy made a motion to approve the minutes of the November 21, 2015 meeting. Ann Turner seconded the motion. Motion passed unanimously.

President Kudos & Comments

“A big thank you to the Social Committee for the wonderful New Year’s Eve Party. Liz coordinated the event, Janet decorated and sewed the table cloths and brought the balloons, Melinda provided the music. Liz cooked the lasagna, bread, salad, and many people brought desserts. It was a wonderful celebration to bring in the new year.

“The park ranger has installed the new sign behind the clubhouse and has installed the beach access signs.

“Bayshore received a donation for gravel for the east side parking lot from Diane and Michael Smith. Thank you.”

OLD BUSINESS

Moved to after New Business

NEW BUSINESS

Update Policies and Procedures to reflect the new ORS regarding nonpaid medical time off (at least 40 hrs/year)

MSP

Marcella Brodowy moved to update the Policies and Procedures for nonpaid medical sick leave using the wording provided by the accountant. The motion was seconded by Walt Goodin.

Legend for Motions

M -Motion	S -Second
P -Passed	F -Failed
W -Withdrawn	A -Amended

Yea votes: Marcella Brodowy
Walt Goodin
Patti Pipes
Max Metcalf
Mark Mugnai
Ann Turner
Rhonda Jantzen
Abstain: Terry Pina

**Resignation of Liz Goodin from Social Committee
MSP**

Marcella Brodowy moved to accept Liz Goodin's resignation from the Social Committee. The motion was seconded by Terry Pina.
Motion passed unanimously.

OLD BUSINESS

Update on letter to members to go out w/election packets re: homeowner liability

No letter yet. Will be supplied at a later date for approval by the Board of Directors.

Update on Sand Issue, Gary Prothero presented

Member Gary Prothero addressed the Board concerning the update on the sand issue. He gave a brief history of the sand issue here in Bayshore, including his own personal experiences over the last several years. He then reviewed the handout that had been provided for the meeting. Several members have met a number of times to discuss the issue. What is being requested of the Board at this time is permission to use the driveway next to the clubhouse to remove and redistribute the sand to the beach via the beach access behind the clubhouse. Discussion followed. Member Dick Meloy informed the Board that he has spoken with county representatives (he mentioned Onno Husing, Wayne Belmont, Bill Hall, DOGAMI, and State Parks), and has received a verbal OK to remove the sand and redistribute it back to the beach at the low tide mark for redistribution of the sand by the ocean and high tide. He reiterated that they are requesting Board approval to use the driveway and the access point at the clubhouse. Max Metcalf said that he would want to see the OK from the county in writing and to know the costs, types of vehicles, etc. before he could give approval. The sand removal group representatives responded that there was no reason to go ahead with any plans or cost estimates without first being granted approval to use the driveway and beach access. The Board wanted more information before granting approval, the sand removal group representatives stated they were not prepared to devote more time without first gaining the requested approval. More discussion followed. Max Metcalf commended the members of the sand removal group on a job well done, and voiced his support of their ongoing efforts to resolve the issue.

MSA

Ann Turner made a motion to grant conditional permanent beach access, utilizing the driveway next to the clubhouse and the beach access behind the clubhouse, for sand redistribution pending Board approval of a written plan to be presented at the February 20, 2016 Board Meeting. Patti Pipes seconded the motion. More discussion followed, resulting in a revision of the original motion.

Legend for Motions

M-Motion **S**-Second
P-Passed **F**-Failed
W-Withdrawn **A**-Amended

MSP

Ann Turner moved to grant conditional 5-year renewable beach access, utilizing the driveway next to the clubhouse and the beach access behind the clubhouse, for sand redistribution pending Board approval of a written plan to be presented at the February 20, 2016 Board Meeting. Max Metcalf seconded the motion.

Motion passed unanimously.

Dick Meloy expressed thanks to the Board for listening and for their support, and voiced a special thank you to Ann Turner and Rhonda Jantzen for their support and involvement in the sand removal issue and meetings.

REPORTS

Financial Reports

MSP

Mark Mugnai moved to approve the November 2015 and December 2015 Financial Reports.

The motion was seconded by Rhonda Jantzen.

Yea votes: Marcella Brodowy
Walt Goodin
Patti Pipes
Terry Pina
Mark Mugnai
Ann Turner
Rhonda Jantzen

Absent at time of vote: Max Metcalf

Planning Committee

STATS

TREES

3 Contacts
5 Info letters
4 Responses
5 Completions

OTHER

3 Contacts
1 Response
1 Completion

CONSTRUCTION

2 Contacts
1 Response
7 Approvals
2 Completions
1 Notice of Violation letter

FINED NO ACTION

1 Completion
1 Fine Paid but not lien fees
1 Fine and lien fees paid
1 Fine

Legend for Motions

M-Motion **S**-Second
P-Passed **F**-Failed
W-Withdrawn **A**-Amended

Unkempt lots/sand issue

Planning Committee Co-Chair Mary Lou Morris submitted an informational report to the Board regarding sand/dune build up in certain lots, and presented a means of encouraging property owners to maintain their lots so as not to create a safety hazard. If property owners, after receiving written notification of the problem, do not respond and/or remedy the situation, choosing rather to do nothing, the Planning Committee could use C & R Article III, Subsection 3, Unkempt Lots, which states: "The Bayshore Beach Club, Inc., shall have the right at all times to enter upon any lot and after reasonable notice to the owner thereof to do whatever is reasonably necessary to return and maintain the appearance thereof to a condition that is clean, neat and otherwise consistent with the high standards expected of all lots within the subdivision and, in addition, to control erosion or any other form of soil stability by grading, planting or any other accepted practice thereof. The foregoing may be carried out at the expense of the Bayshore Beach Club, Inc., but said Bayshore Beach Club, Inc., shall have a lien upon the property, and the owner thereof shall be personally obligated to provide reimbursement to the Club for all expenses so incurred. Such lien may be enforced in the same manner as provided for in Subsection 2, Article III, relating to collection of dues and assessments. Nothing herein contained shall be construed to excuse the owner from any requirement of or under any other provision of this Declaration of Covenants and Restrictions." If the unkempt lot rule is applied, the lots would need to be surveyed to determine the existing height and the recommended height from Lincoln County, a contractor would need to be hired to do the work, permits would have to be obtained, and the cost for jute matting would have to be determined. The Planning Committee stated that they hope such measures will not be necessary. The Board will have the final say in going forward with the unkempt lot rule, if needed.

Physical Assets

The Committee reviewed the estimates to update the floors in the dining room, kitchen and stairs at the Clubhouse, and estimates for playground equipment for Mackey Park.

MSP

Rhonda Jantzen moved to choose laminate flooring. The motion was seconded by Patti Pipes.

Yea votes: Marcella Brodowy
 Walt Goodin
 Patti Pipes
 Max Metcalf
 Mark Mugnai
 Rhonda Jantzen
Abstain: Ann Turner
 Terry Pina

MSP

Rhonda Jantzen moved to choose the Ankara Travertine. The motion was seconded by Patti Pipes.

Yea votes: Marcella Brodowy
 Patti Pipes
 Max Metcalf
 Mark Mugnai
 Rhonda Jantzen

Legend for Motions

M-Motion **S**-Second
P-Passed **F**-Failed
W-Withdrawn **A**-Amended

Abstain: Ann Turner
Terry Pina
Walt Goodin

MSP

Rhonda Jantzen move that the Physical Assets Committee contact the vendors and inform them that our budget for the new flooring is \$5,000 and see if we can get a lower bid. Patti Pipes seconded the motion.

Motion passed unanimously.

MSP

Rhonda Janzen moved to get a written bid from Jess for labor, time and materials to build a wooden teeter-totter for Mackey Park. Walt Goodin seconded the motion.

Motion passed unanimously.

EXECUTIVE SESSION

The Board adjourned to Executive Session at 2:50 pm.

The Board reconvened at 3:32 pm

MSP

Mark Mugnai made the motion to move money from the ADA bathroom project to pay unexpected expenses for work done last year and billed late. Marcella Brodowy seconded the motion.

Motion passed unanimously.

MSP

Walt Goodin made a motion to increase the salary of Kathi Loughman by \$0.35/hour. Patti Pipes seconded the motion.

Motion passed unanimously.

MSP

Patti Pipes made a motion to not increase the salaries of Jesse Thomas and Marsha Heuer at this time. Rhonda Jantzen seconded the motion.

Motion passed unanimously.

The meeting was adjourned at 3:38 pm.

Minutes prepared by Kathi Loughman

Legend for Motions

M-Motion **S**-Second
P-Passed **F**-Failed
W-Withdrawn **A**-Amended