

BAYSHORE BEACH CLUB, INC.

BOARD OF DIRECTORS MEETING

Saturday, January 20, 2024

In Attendance:

Kenn Apel, Vice President	Division 1
Kate Guptill, Director	Division 1
Roger Smith, Director	Division 3
Josh Hanselman, Director	Division 4
Storr Nelson, Director	Division 5
Carolyn Gardner, Corp. Secretary/Treasurer	Division 5
Michael Vest, President	Division 7

Absent:

William Nightingale, Director	Division 7
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President Vest welcomed everyone to the hybrid clubhouse and zoom meeting, and Corporate Secretary Gardner determined a quorum was present. The Board of Directors' Meeting was called to order by President Vest at 1:00 pm.

Vice President Apel moved and Director Smith seconded to approve the November 18, 2023 Board of Directors meeting minutes. Vote was unanimous in favor.

Corporate Secretary Gardner moved and Director Smith seconded to approve the December 28, 2023 Special Board of Directors meeting minutes. Vote was unanimous in favor.

REPORTS:

FINANCIALS. Report Submitted.

FACILITIES. Report Submitted: Action: Facilities Manager McClain had noticed the boiler was struggling during the recent power outage, and would like both boilers (clubhouse and pool) to have a maintenance check.

Director Smith moved and Corporate Secretary Gardner seconded to approve \$750.00 for boiler maintenance. Vote was unanimous in favor.

Facilities Manager McClain expressed interested in taking on the pool duties with Bob Tunison as trainer, and a possible pool certification class in the future. Facilities Manager McClain mentioned he had many projects to keep him busy this spring season and beyond.

COMMITTEES:

PLANNING COMMITTEE. Report Submitted. The Planning Committee is seeking volunteers. The planning committee moved their meeting day from Tuesday to Thursday starting February 2024. Same time, 9-11 am.

LONG-RANGE RESERVE/PHYSICAL ASSETS. No Report.

SAFETY COMMITTEE. No Report.

POLICIES AND PROCEDURES COMMITTEE. No Report. Elaine Ferguson has resigned from the Policies & Procedures Committee. Thank you, Elaine, for all your hard work!

SOCIAL COMMITTEE. Report Submitted.

COMMUNICATIONS COMMITTEE. No Report.

BUDGET/FINANCE. No report.

CANAL. No report.

SAND LOBBY. Verbal Report. President Vest mentioned the sand lobby is facing challenges with two different aspects of maintaining sand on the spit: clearing state owned beach accesses as well as keeping homes clear in the event of blowing sand during storms. The state has new permit coordinators and they are requiring Bayshore to complete a lengthy application to the state to clear the state owned accesses for emergency use (as well as for the benefit of members). Changing county and state rules are making it challenging for members to get the required permits to maintain sand around their homes (right now only about 12 members were able to get the required permits).

TASK FORCES:

BEACH ACCESS TASK FORCE. No Report.

CLUBHOUSE PROJECT. Verbal Report. Vice President Apel mentioned that the Fair Housing Act is the focal reason for the upstairs and downstairs restroom renovations. An architectural specifications consultant is developing the specs at this time after which Bayshore will decide where to go from there.

VIRTUAL VOTING TASK FORCE. No Report.

MOTION TO ACCEPT ALL REPORTS FOR MINUTES: *Vice President Apel moved and Director Smith seconded to accept all committee and task force reports for the minutes. Vote was unanimous in favor.*

UNFINISHED BUSINESS:

A. Draft Bylaws Status: A Special Board of Directors meeting will be held February 3rd from 10:00 am to 12:00 pm to continue the review of the attorney's comments to the Bylaws.

B. Streetlights:

a. Member Greg Dino light request: Central PUD requested a written letter from Bayshore previous to adding the light back to the pole. The Board reviewed decisions made by a previous Board back in February 2018 to remove many of Bayshore's streetlights. The Board of Directors decided to abide by the 2018 BOD decision.

b. Clubhouse lighting. *Vice President Apel moved and Director Smith seconded to purchase 5 solar powered lights for outside lighting at the clubhouse. Vote was unanimous in favor.*

NEW BUSINESS:

A. Nominating Committee:

President Vest displayed key duties of the Nominating Committee on the screen. The Nominating Committee will consist of three members (one director-liaison, and two members).

Director Smith moved and Vice President Apel seconded to align P&P Section B2 #21 (page 3) to match Nominating Committee changes that were approved last year:

- *“(may not be the President or member ~~eligible for reelection~~ **planning to run in the current election**)”*

Director Smith moved and Director Nelson seconded to approve Melody Brown, Patricia Bozanich and Vice President Apel as liaison for the Nominating Committee. Vote was unanimous in favor.

President Vest highlighted the timeline for the Nominating Committee, Election Committee and BOD candidates for the 2024 Annual Members Meeting and there will be more outreach for the Election Committee and BOD candidates in the future. President Vest stated that BOD candidates can run from all 7 Divisions this year.

MEMBERS COMMENTS:

Gary Brown would like information from Central PUD regarding the transformers in Bayshore. He had heard that used transformers were brought in from California. The Bayshore office will call Central PUD to start the research and forward to the Board.

Kathi Lenz would like a document added to the Bayshore Welcome Packet that explains the pet rules in Bayshore. Kathi also mentioned there was no vote taken to end the Bylaws task force which resulted in extensive discussion.

Lynda Apel would like members to create a motto and logo for Bayshore. An email will be sent to members asking for their ideas and input. Creating a sweatshirt and/or t-shirt for Bayshore would be a great idea.

Social Committee Update: Super Bowl Potluck Party will be held February 11th from 2pm to end of game in the clubhouse. New project: the Hilton Park clean up, details to follow and will need Board approval.

The Artisans feel the ballroom is outdated and would like to remove the organ, and repair the broken chair and table.

Vice President Apel moved and Director Smith seconded to allow the Artisans to take the chair and table for repair. Vote was unanimous in favor.

EXECUTIVE SESSION: *Vice President Apel moved and Director Smith seconded to break for an executive session at 3:50 pm. Vote was unanimous.*

Following Executive Session President Vest noted there was nothing discussed that required action by the BOD.

ADJOURNMENT: *President Vest moved and Vice President Apel seconded to adjourn this meeting at 4:00 pm.*

Minutes prepared by Kathy Drossel, Office Coordinator

BAYSHORE BEACH CLUB, INC.

MONTHLY REPORT TO BOARD

As of December 31, 2023, the 2024 Operating fund balance was \$93,242.23

As of December 31, 2023, Money Market reserve \$51,114.52

As of December 31, 2023, the Long Term (Cetera) reserve fund balance is \$372,457.26

As of December 31, 2023, the secure Money Market CD account is \$10,038.23

As of December 31, 2023, the Long Term CD \$132,086.13

Accounts receivable balance as of December 31, 2023 is \$15,022.14,

Current Liabilities including accounts payable and payroll related items total \$23,001.50 as of December 31, 2023

Contingency Fund balance as of December 31, 2023 is \$11,960.00

There were 3 property transfers in December.

The financial reports are prepared by:

Carolyn Gardner
Corporate Secretary
Board member from district 5

Date: Saturday, January 20, 2024

To: Bayshore Board of Directors

From: Kirk McClain, Facilities Manager

Subject: January 2024 Board Report

>No Action Items

>5 Discussion items

>Spring Projects

Finish residence walkway. Several weak rotting boards.

Clean and inventory garage tools etc.

Erect small building over chemical tanks with Bob.

Replace 3 security lights

>I would like to take on the pool duties and would like the Board to discuss. I would like to be trained by Bob and then next off season take a pool certification class. Bob and I have discussed this and he will help me find the proper class.

> Boiler Maintenance

When power went out this weekend for 15 hours and things turned back on the boiler for heat in the building didn't relight. Tried it several times. Ended up calling Bob and while we were on the phone with Heater tech trouble shooting it fired. I had to relight 2 times after that...since fine. I would like to schedule boiler maintenance. Tech said he was at least 2 weeks out. Boiler Maintenance..for both boilers is approx \$500 unless broken items are found and need to be replaced.

>Ballroom Floor

Picking up yesterday noticed some bad scratches on wood floor near piano. Dont know when it happened its the first I have noticed. I will try to buff and see what happens with it. I would like to put some sort of note with the rentals asking people to be careful and not drag stuff over floor. I think it probably happened at xmas bazaar. Do people use their own furniture, stands etc.? The Floor is due for maintenance in 2024. Refinish is approx. \$500. It was deferred a year from 2023.

>Ballroom entrance door

I was unable to lock the door to the ballroom last week and had to call a local locksmith. With some tinkering he was able to get the mechanism unfrozen and make it work. However he advised me that one of the rods in the mechanism that locks the door was badly corroded and would need to be replaced..or the door would need to be replaced. It was something he was unable to do and advised me to get one of the local glass companies to repair or replace. It is working now but will continue to be a problem. I would like to get it looked at and will get an estimate to repair if possible or replace if needed.

Planning Committee Report for January 2024 BOD meeting

The last couple of months have been relatively quiet. The committee has received 2 plans for new homes, 1 of those has been approved. Most of the violations that we've been working on for the last several months have been completed and closed. We are still working on a few others:

RV: 1, Trees: 1, Storage box: 1, Paint: 1

The Committee needs 1 or 2 members to help with enforcing the C&R's. If you are looking to get involved and want to help, you can reach out to the office or send us an email at: planning.bayshore@gmail.com

Social Committee Report January 20, 2024

Annual Holiday Party was held December 16, 2023. An amazing turnout of 80 people. Again, many new members along with members that have been in Bayshore for a longer period of time. Thank you to all that attended.

Upcoming Events :

Super Bowl Potluck February 11, 2024 2pm-end of game

Please bring something to share with other members : Chili, vegi tray, dip, deserts etc. Social Committee will provide popcorn, chips, soda and water. Feel free to byob. Other details to be determined

Game Night	March - 2024	Time and actual date to be determined.
Ice Cream Social	April 20, 2024	Following BOD meeting
Members Meeting	May 20, 2024	Following BOD meeting
Pot Luck/Music on Artisans Patio		
Annual Meet-N-Greet	June 29,2024	Time to determined
Music on Artisans Patio	July	Date to be determined
Music on Artisans Patio	Aug/Sept.	Date to be determined
Halloween Event	October 26	Details to be determined
Game Night	Nov.	Date to be determined
Holiday Party	December 14,2024	Annual Holiday party –

Ila (Babe) Hamilton – Chair

Lynda Claro

Wynell Elzanga

Carol Westhafer

John Westhafer