

Special meeting called by Terry Hahn to discuss closing of White Lodge clubhouse.

Board members in attendance: Dave Wanlass, Dr. Thom Black III, Dick Williston, Debbie Eggleston, Terry Hahn, Matthew Kelley, Bill Bathgate, Bart Baeckelandt  
Guest in attendance – Representative from environmental cleanup company.

Meeting began at 9:06 am

Bill B. Opened by motioning to approve listing property across from Milz residence for sale. Dave Wanlass seconded. The motion. The vote was deferred until the next board meeting since membership was not present.

Terry H. - special board meetings require 10 days notice to membership.

Bill will send out a posting for a December meeting.

Bill offered to donate a washer and dryer to the lodge for cleaning linens and curtains etc. Available after Thanksgiving.

Vermiculite issue-

5% termolite found in the vermiculite. This is a type of asbestos and the federal limit is 1%. Terry would like a major lodge renovation including insulation, paint, windows, AC/Heat upgrades and remodel kitchen and bathrooms.

Debbie – does vermiculite have to be removed?

Terry – easier to remove the vermiculite since any future disturbance would cause a new leak.

Guest – You have to at least seal all mechanical penetrations.

Debbie – Lead paint is likely a bigger issue. Harmful to kids and windows sills need repainted anyway. We need to address the most important issues first before a major remodel. Coat or remove lead paint and seal or remove asbestos insulation leaks. We need to find out if members are willing to pay a large one-time assessment to fix lodge all at once or dues increase to handle over many years.

Terry – Lodge is closed due to lead paint, insulation, dirty linens and overall level of filthiness. I needs a good cleaning.

Dave – Do what needs to be done to get the lodge operational ASAP. Since we don't have funds to do major renovations, get it open and then try to get funds to fix lodge.

Dick – agreed with Dave. Need to get lodge open and then find a way to fund the repairs.

Debbie – Made a motion to reimburse Terry for the asbestos test he already had performed and to allow hime to spend up to \$1000 total to have a risk assessment done. Bill seconded. Motion passed.

Terry – Do we need air quality test before opening lodge?

Guest – that is included in most environmental assessments. Just make sure whichever company you go with you have them perform the air quality test.

Next meeting Monday, December 5<sup>th</sup> at 7pm. Tentatively at Terry's house if the lodge is not reopened by then.

Matt – moved to adjourn. Bill seconded. Motion passed. Meeting adjourned at 9:26 am