

WHITE LODGE OWNERS, INC.
MONTHLY BOARD OF DIRECTORS MEETING
<https://www.whitelodgeownersinc.com>

Monday, July 10, 2023
OFFICIAL MINUTES

Anticipated Attendees:

OFFICERS:

President: David Eggleston
Vice President: Steve Milz
Secretary: Thalia Adams
Treasurer: Shelly Kovacich

DIRECTORS:

Improvement and Maintenance/Roads: Kevin Dreher
Building and Beautification: VACANT
Boat Harbor, Lake and Canal: John Sdao
Security: Derek Henderson
Clubhouse Services/Entertainment: VACANT
Clubhouse Host/Hostess: Christine Boggs
None

Anticipated Absence:

Membership in Attendance:

1. Call to Order – Dave called the meeting to order at 7:05.
2. Call to Membership (Discussion will be limited to two minutes per person): None in attendance
3. Review and Approval of Prior Meeting Minutes (June 10, 2023): Thalia made the motion to accept the June 2023 minutes. Kevin seconded. No discussion. All were in favor. June 2023 minutes approved.
4. Officer Reports:

President: Great to see all the members out using our water facilities on the chain and on Cordley Lake over the 4th of July holiday. Summer is a great time to live in this community. Jason Stidam has treated the weeds on the tennis courts again this year. Thanks to Dennis Buzuvis for clearing the vegetation along roadways with brush hog.

We had another game night in June and are looking forward to the next meeting on July 12th. Carolyn Ramey has taught us some fun games.

Looking for a clubhouse director but in the meantime, I have been repairing and improving the condition of the rooms to make things easier for the new person when they step forward. Thank you Christine Boggs for opening windows to air out the great room before renters arrive.

Mike Kovacich handled the purchasing of the memorial bench that is currently in the barn waiting for installation. Mike Mulvihill has agreed to pour the concrete pad at top of the hill by the beach steps.

I have been updating revised by-laws correcting grammar errors as they are pointed out.

Dave shared a copy of the updated bylaws. He will make final edits and publish in the next couple of weeks.

Vice President: No report at this time.

Dave spoke about the CLA meeting and stated that all the Association's on the lake have increased their yearly fee for additional testing on Cordley.

Dave made a motion to increase WLO's annual donation to the CLA from \$200 to \$300. Derek seconded. No further discussion. All were in favor. Motion passed.

Secretary: Currently 6 members are outstanding. Statements mailed on July 3. Dues are to be paid in full by October 1 to avoid a lien on the property.

Treasurer: See attached reports.

Year end adjustments – divided the loss between the boat dock and general fund.

Net income: -\$1400 This is still ok and in line with the budget.

Profit and loss – third column is the amount left in the budget for the remainder of the year.

Non-recurring checks were the same expenses: credit card – mostly getting ready for the season, fuel equipment, etc.; Small invoice for legal fees, misc items for the Garden Club, Wendy for disinfecting the Lodge, Roads – Chloride and grading and the memorial bench.

Motion to pay non-recurring checks over \$50 for June: Thalia made the motion. Kevin seconded. All were in favor.

5. Director Reports:

Improvement and Maintenance/Roads: Kevin and Dave pressure washed the side of the Lodge. The DR mower (walk behind) needs a new motor. The rod is bad. Kevin to research a ‘long block’ because the motor itself threw a rod right through the case. The motor is toast. Many of the components are still ok and hoping the long block works. If not, a new motor would need to be purchased at approx. \$800.

Building and Beautification: VACANT

Boat Harbor, Lake and Canal: The fence for the top of the bathhouse will be ordered this week and hopefully delivered by the weekend with install to start immediately.

A discussion took place regarding a dumpster for cleaning out the bathhouse, lodge and maintenance barn.

John spoke to Varsity Day Camp and will be obtaining two picnic tables for \$50.

The boat in the canal has been removed and resolved.

A discussion took place regarding the need for a WLO owned boat to assist with harbor clean up.

Security: A bike (Giant) was stolen from the launch. Over the holiday break, firecrackers were put inside several mailboxes and the door was blown off. A discussion took place regarding surveillance and security cameras for the mailboxes.

With the recent vandalism and theft, Security will be monitoring WLO property. Please be sure to have your stickers on your vehicle to avoid being towed.

Clubhouse Services/Entertainment:

- Power Washed the west side of the clubhouse siding.
- Replace burnout fluorescent ceiling lights in the kitchen.
- Gave bedroom 5 key to Shelly for her to work on.
- Dining Room and Great Room floor need resurfacing.
- Scott Hart had wanted to replace kitchen faucets on Monday July 3rd but we had renters so will need to reschedule.

Clubhouse Hostess: Three great room rentals in June and a four-night rental in June. No other rentals at this time.

Motion to accept Director's reports: Thalia made the motion to accept the Director Reports. John seconded. No further discussion. All were in favor. Director's reports are approved.

6. Consideration of Communications: An email was received from a member regarding a stolen bike. Over the holiday, he rode the bike to the launch to kayak, and when he returned for the bike the next day, the bike was

gone. If anyone saw anything at the launch, or has seen a gray Giant bike, please contact Security at whitelodgesecure@gmail.com or (801) 205-1545.

7. Unfinished Business:

- Memorial Garden/Bench: Bench was delivered late June. Mike Mulvihill to assist with the concrete installation on Thursday July 13. A 4 x 8 pad will be installed at the top of the hill overlooking Cordley. Shelly has been working with the Garden Club for a plaque and layout of the garden. The plaque will read: Serenity & beauty surround us generation after generation, thanks to our dedicated volunteers.
- By-Law Committee Update: updated in presidents report.
- Hollow Tree between Cordley and Boat launch: Dave contacted DTE and they will not cut or trim at this time.
- New computer for Secretary/Treasurer – John provided Shelly and Thalia information. They will continue to look for the best option.

8. New Business:

- None at this time

9. UPCOMING Events & Reminders:

- EVENTS:

- Game Night: Wednesday, July 12, 7 p.m.
- Fall 2023 Pig Roast/Potluck - TBD: Dave to look into a band. Also discussed having the pig roast after the semi-annual meeting on October 15. More details to follow at the August meeting.
- Trunk or Treat: Sunday, October 29: 2:00 – 4:00

- REMINDERS:

- Boat Gate: Please remember to close the gate.
- Semi-Annual Meeting: Sunday, October 15

Next Meeting: Monday, August 14, 2023

Motion to adjourn: John made the motion to adjourn. Shelly seconded. All were in favor. Meeting adjourned.

Adjourn Time: 8:07