

Woodmont Country Club General Membership Meeting Minutes

Date: March 21, 2023

Location: Woodmont Elementary School

Board Members Present: Brian Jacobson, Dan Himelic, Vicki Andrews, Susan Cwiertnia, Gary McLean, Jim Stender, Ali Saccone, Karin Stender, Dan Wahlstrom, Mary Paynter

Call to Order: The meeting was called to order at 7:08 PM by Brian Jacobson

Roll Call: Following member check-in, roll call was read from the list by Susan Cwiertnia. There were 52 member households in attendance which constitutes a quorum.

General:

- Introduction of the Board to the members
- Introduction of new members and anyone that has not attended a general meeting in person.
- Meeting Minutes
 - Brian announced a typo correction of the general meeting minutes from 5/19/2022 with 510c edited to read 501c.
 - A motion was made to waive the reading of the general membership meeting minutes from 5/19/2022 and approval as amended by Steve Edmiston. The motion was seconded by Virg Staiger and approved by voice vote.
 - Michael Fuller made a motion to waive the reading of the Special Meeting Minutes from 8/19/2022. The motion was seconded by Nancy White Kennedy and approved via voice vote.
 - Michael Fuller made another motion to approve the August 19th Special Meeting Minutes. Nancy White Kennedy seconded the motion which was approved via voice vote.

President's Report (Brian Jacobson)

- Brian thanked the 52 member households that showed up for the meeting. Also, a big thank you to all the members that are always stepping up to volunteer! We appreciate everyone making our community great.
- In recap, last year the Amended Bylaws were adopted by the Club last year due to changes in Washington State rules for non-profit organizations. The Bylaws are printed in the new Club Directories for easy access. The amendments included:
 - Conflict of Interest
 - Staggered Terms for the Board- This coming election will be the first time board members will be elected with fixed terms.
 - Updates for the Treasurer
 - Electronic Banking
 - Oversight by President review of records
 - Update of Membership Types

- One active and one temporary membership allowed per lot
 - Pre-approved guests
- Corrections in a series of typos
- The Board is making progress with the replacement of our Club sign at the entrance to the plaza. After considering city requirements and recently discovered utility easements in the area, we have modified our plan to use the existing footing, while maintaining our chosen design. We hope to complete this project very soon. It may occur in phases, with the sign replacement occurring first, followed by lighting and landscaping improvements.
- Due to recent unwanted guests, the Board is exploring the idea of keeping the plaza gate closed at all times. This might include upgrades to our keypad to provide more convenient entry for those living beyond the gate. We are interested in feedback from our community and those most affected.
- The Board is considering purchasing 6 Adirondack chairs for use at the Plaza and/or near the boat storage area.
- Due to a vacant position on the Board and difficulty hiring a landscaping person, the trail maintenance has been delayed. We are beginning to seek bids from landscapers to provide regular maintenance of our plaza, sport court, and trails. We expect to have this work performed from early May through mid-fall.
- **Treasurer's Report (Vicki)**
- Vicki reviewed the Club expenses by line item, please see the printed report circulated at the meeting for details of the expenses.
- Vicki explained the fiscal year runs from June 1 to May 31 and there are still some expenses coming in for the current fiscal year. These expenses include Facilities, Critical Areas, and Maintenance. The maintenance expenses have been offset by generous donations from our members for the new tables.
- Actual Expenses YTD total is \$17,041 and Actual Income YTD total is \$39,940 resulting in a Net Income of \$22,899.
- As of 3/20/2023 Checking account balance is \$33,069 and the Savings account balance is \$1,500. The savings account represents the sport court reserve fund.
- On February 9, 2023, the Board purchased a \$40,000 13-month CD at 4.13%
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Old Business- none

New Business

- 2023-2024 Budget was presented by Vicki. This budget starts June 1, 2023. She summarized the proposed income for next year at \$38,600 with membership and boat storage income flat to the previous year. Proposed Expenses for next year are \$38,000 which includes \$6,000 for Maintenance and Special Projects still to be determined and announced later.

- The 2023 Nominating Committee which is appointed by the President and endorsed by the Board was announced. If you are interested in serving on the board, please contact the individuals below by April 12th to be considered:
 - Jim Boyd
 - Eileen Clemans
 - Michael Fuller

Committee Reports

Social- Karin Stender

- Most of the summer activities are already planned with dates on the Club calendar. Please see the website for details. Activities this summer include 3 concerts, the kid's parade, and Father's Day Brunch actually on Father's Day.
- New for this year the Club will sponsor the Artisan event since it was such a big hit last year.

Maintenance- Dan Wahlstrom

- We have some repairs and upgrades planned for this spring which include the replacement of the water hose at the plaza, filling in the ditch at the plaza side drive, and putting bark chips on the trails.
- April 22nd is the Spring Clean Up event. Dan has sign-up sheets available and needs volunteers. Lunch will be provided. Carol Belland suggested hiring a dumpster for the clean-up day.
- On the morning of the Clean Up event, training on how to open the plaza gate in the event of a power outage will be provided.
- There is some erosion near North Beach which due to easement, the North Beach residents are responsible for repairing. They are planning some future work.
- The Board is looking into ways to program the gate so that the code doesn't have to be entered manually. One possibility is using cell phones.
- Dan plans to contract with a landscaper for regular maintenance 2x per month starting in May and through the summer and early fall.

Property Interests- Gary McLean

- The Board recently appealed a property tax value for the watershed property that was passed on 3 years ago. The watershed is a larger Club property and includes wetlands. It is not a good place to build on so the Club appealed with the assistance of Steve Swank, a tax appraiser. The county said reviewed the appeal and said they wouldn't change the tax value. The Board is exploring other options.

Communications- Mary Paynter

- Club outgoing communications are sent in two main ways. They are the Friday Blast and the Facebook page. The Facebook page is not monitored by the Board so if you want to contact them please send an email to the Club's Hotmail account.
- Mary said that she is new and may have missed a few emails initially. She is now comfortable with the role and has a goal to respond or forward emails sent the Club in 1-2 days.

Membership- Ali Saccone

- We have 164 active members in the Club which may fluctuate at times.
- Please let Ali know about any newcomers so that she can introduce them to the Club. Also, let her know if anyone moves, if there is a new birth, or if anyone passes.
- Everyone should have received their new Club directories by now. Thank you to Jennifer Jacobson for her assistance.

Trees- Jim Stender

- The new tree rule is published in the directory.
- The Board has contracted with the arborist, Anthony Moreno. He has completed a tree survey of 276 trees and is in process of writing up the report. The report should be completed soon with details on each tree. The Board is scheduled to meet with Anthony on 4/30 where he will provide recommendations on what to do with the bluff.
- Jim recently purchased 100 ninebark tree/shrubs and is looking for volunteers to help plant them this weekend.

Member Comments

- Bill Kennedy made three announcements:
 - New Citizen's Advisory Committees are being formed. One of the areas includes Woodmont and the city is looking for 1 representative and alternate for each area. He encouraged anyone interested to apply.
 - The Woodmont Artisan Fair is scheduled for September 30th from 10 AM to 2 PM. Fred Andrews has already designed the poster and he is inviting any Club artisans to participate.
 - "Clear the Rack" for the 4th of July Regatta! He would like to get as many people as possible involved. If you are not able to participate, please consider offering your boat to someone else to clear the rack.
- Steve Edmiston announced that he and Terry Donahue have completed 10 years of Burning Saucer. The next one is scheduled for June 21st at the Plaza. This is a private event but Club members are invited. There will be live music, comedy, and UFOs.
- Carol Belland was speaking on behalf of North Beach. She commented about several trees in need of pruning/trimming near the powerlines. The power company states if the lines need repair, they will pay for the trimming otherwise it is the responsibility of the property owner. This will need to be discussed in the future.
- Sharon Morehouse asked if the shrubs on the bluff can be cut lower to improve the views. The bluff is community property and a long time ago the shrubs were only waist high. The Board responded that the Club is in process of beginning trail maintenance. Any pictures that can be sent to the Board to identify the area of interest will be helpful to assess her request.
- Debra Palmer-Seiler asked if the arborist report could be published on the website.
- Sharon Morehouse asked if the Club would have any Food Truck events this summer. The Board responded that food truck availability is limited now the pandemic is over. Last year we attempted to find food trucks but many of them were now out of business.
- Toni Lund asked if the Club could have more than 3 music events which the Board will look into.

- Gary McLean asked the membership if there was any interest in scheduling the Marine Biologist to come out for another beach walk. Many people voiced interest.
- Darci Bidman stated that she has not received her newspaper delivery for the last week and a half. She was wondering if anyone else has the issue. The Board responded that recently they cleaned out all the old gate codes from the lock so some people might not have the new codes.

Meeting adjourned at 8:25 PM.