

**BIRCH BAY VILLAGE COMMUNITY CLUB  
BOARD OF DIRECTORS  
REGULAR MEETING  
JANUARY 21, 2010 7:00 P.M.  
AT THE CLUBHOUSE  
MINUTES**

**ROLL CALL:**

<b>Sandra Stillion, President</b>	<b>Present</b>
<b>Deon Wiechmann, Vice President</b>	<b>Present</b>
<b>Al Hawks, Treasurer</b>	<b>Present</b>
<b>Ken Davidson, Secretary</b>	<b>Present</b>
<b>Ralph Falk</b>	<b>Present</b>
<b>Terry Sullivan</b>	<b>Present</b>
<b>Craig Telgenhoff</b>	<b>Present</b>

**ALSO PRESENT:**

**Ken Hoffer, General Manager; Esther Matter, Administrative Assistant**

**CALL TO ORDER:**

**President Sandra Stillion called the meeting to order at 7:02pm.**

**AGENDA:**

- **Motion made by Deon Wiechmann, seconded by Ralph Falk and carried to approve the Agenda as written.**

**HOMEOWNER'S PRESENTATION:**

- **Dave Phillips, Div. 15, Lot 28, brought up his letter concerning tree trimming being in the BBV Rules and Regulations.**
  - **Sandra Stillion answered that the Board would either discuss the letter during the Correspondence section on the Agenda, or wait until a later meeting.**

**MINUTES:**

**Regular Board Meeting of December 17, 2009.**

- **Motion made by Deon Wiechmann, seconded by Ken Davidson and carried to approve the Minutes of the Regular Session Board Meeting of December 17, 2009 as written.**

**Work Session of January 18, 2010.**

- **Motion made by Deon Wiechmann, seconded by Al Hawks and carried to approve the Work Session Minutes of January 18, 2010 as written. Craig Telgenhoff abstained due to absence.**

**COMMITTEE REPORTS:**

**ACC – Ken Woods**

- **One tree removal was approved and one tree removal was denied.**
- **Suggested change to the AR&R 12.15.**
  - **Motion made by Ralph Falk, seconded by Craig Telgenhoff and carried to approve the suggested changes to the AR&R 12.15 (see attached).**
- **Ken Woods asked that Board Members e-mail him with suggested changes or needed fixes they find in the AR&R.**

**GOLF COMMITTEE –**

- **No meeting, nothing to report.**

**LAKES COMMITTEE –**

- **No meeting, nothing to report.**

**MARINA COMMITTEE –**

- **No meeting, nothing to report.**

**ROADS & DRAINAGE COMMITTEE –**

- **No meeting, nothing to report.**

## **SECURITY COMMITTEE – Wayne McFee**

- **Had a Workshop on January 7, 2010 to discuss the weekly review of the Security Reports that will be done by different members of the Security Committee.**
  - **So far after the first couple reviews, the Committee is finding changes needed to the Security Forms and better wording for incidents by Security themselves.**
- **Will also be doing the annual review of the General Rules & Regulations and Post Orders to see if any changes are needed.**

## **MANAGER'S REPORT: Ken Hoffer**

- **The Swimming Pool resurfacing will be finished soon.**
  - **With the extra bill for well and pumping, the total cost of the pool resurfacing is somewhere around \$56,000.**
  - **The resurface should last for about 30 years, and there will no longer be a need to drain the pool. Resurfacing the kiddy pool is being looked into.**
- **The Grounds Pick-up truck was replaced with a Blue 2010 Ford Ranger with a white Birch Bay Village Logo on the side.**
- **4<sup>th</sup> Quarter Reserve Transfers and 2010 Dues Allocations for Reserves:**
  - **\$152,650 from Operating into General Reserve from Dues**
  - **\$120,000 from Operating into Roads Reserve from Dues**
  - **\$85,000 from Operating into Marina Reserve from Dues**
  - **\$20,320.35 from General Reserve into Operating for Grounds Pick-up Truck**
  - **\$4,000 from General Reserve into Operating for Pool Resurfacing/Well Points**
  - **\$262.56 from General Reserve into Operating for Rec. Area Restroom Remodel**
  - **\$3,342.84 from General Reserve into Operating for Marina Parking Lot Remodel**
  - **\$8,100 from General Reserve into Operating for Playground Equipment**
    - **Motion made by Deon Wiechmann, seconded by Al Hawks and carried to approve the above Transfer amounts.**
- **The Volunteer Open House is scheduled for January 30, 2010 at 2:00pm.**
- **Roger's Slough was plugged up with dam like conditions from the many logs pushed into the Slough. Attempted to receive a permit last Fall to chop up some of the logs to avoid this from happening, but Fish and Wildlife denied the permit and said the logs could be transferred to Point Whitehorn but nothing else. As the Village did not see justification in moving the logs just to have them drift back, nothing was done. After this recent storm and the slough being plugged, Whatcom County Public Works came out, received a one-time permit from Fish and Wildlife to clear Roger's Slough, and were finally able to make a path for the water to drain. No word on if the logs can be chipped, still working with Whatcom County on receiving a permit that will allow for chipping.**
- **The 2009 Audit is scheduled and will begin soon.**
- **The 2009 Fuel Logs were put in the packet for review.**
- **The Quarterly Maintenance Inspection of the Village is also in the packet for review.**
- **A sea wall on Haida Way came crashing down during the recent storm; the homeowner's are attempting to clear the mess and get their back yard in order.**
- **The Security Pick-up truck is back in the shop for servicing; no word on when it will be repaired.**
- **Received the UPS check for using the Village's facilities for \$390.00.**

## **OLD BUSINESS:**

- **The Nootka Loop Restroom remodel is currently on hold. The tile work and toilets need to be installed by an outside contractor, once that is completed the rest of the work may be done by volunteers.**
  - **Still looking into ways to hook up power to the restroom; one quote from Van's Plumbing and Electric was too expensive.**

- All materials were ordered and are in to start work on the Marina Parking Lot, just waiting on weather and volunteers.
- The Golf Course Screening Rule re-write was handed out for review.
  - Motion made by Deon Wiechmann, seconded by Al Hawks and carried to add that all materials used should be black.
  - Motion made by Craig Telgenhoff, seconded by Deon Wiechmann and carried to add that all poles must be metal powder-coated flat black. Terry Sullivan opposed the motion.
  - A re-write with the suggested changes will be given out for a final vote during the next regularly scheduled Board Meeting.

**NEW BUSINESS:**

- Approval of the 2010 Election Committee.
  - Motion made by Deon Wiechmann, seconded by Al Hawks and carried to accept Sherri Bakke, Heather Perks, Dixie Reimer, Happ Webb, Elaine Lerner, and Sandra Bogen as the Election Committee Members for 2010.
- Approval of BBVCC CC&R changes for Membership approval. At the moment the only change would be deleting the second sentence in 8h) “Trees, shrubs” and changing the “architectural control and maintenance committee” to the “Architectural Control Committee”.
  - Motion made by Deon Wiechmann, seconded by Al Hawks to approve the changes to the BBVCC CC&R’s and send them to the Attorney for final review and feedback on how to open a vote to membership.

**CORRESPONDENCE:**

- Letter concerning “We the People” signs was discussed.
  - ❖ Determined that the flag signs with “We the People” were not political, and are allowed to be displayed as long as they follow BBVCC guidelines.

**COMPLIANCE LIST:**

- If a propane tank is only visible from the air, and not from the street or people’s backyards, then they are legal.

**ACTION ITEMS LIST:**

- BBVCC Resolution on Liens needs the timeline changed and brought back to the Board for a vote.
- The BBQ bid deadline was changed to February 18, 2010.
- The deadline on Golf Screening Rule was changed to February 18, 2010.
- Discussing Pool Passes will be put on the Agenda for next month’s meeting.
- Sand Dollar Gazebo Truss repair will be added to the Action Items List.
- Dent repairs to the Office and Security Truck will be added to the Action Items List.
- Work Sessions will be tentatively scheduled every month, one week prior to the regularly scheduled Board Meetings at 4:00pm at the Maintenance Meeting Room.

**ADJOURNMENT:**

- Motion made by Ralph Falk, seconded by Deon Wiechmann and carried to adjourn. Meeting adjourned at 9:32pm.

Approved \_\_\_\_\_

Secretary: Ken Davidson

Attest: \_\_\_\_\_

*Esther Matter*

Recording Secretary: Esther Matter

Re: Suggested AR&R Changes

Below is a recommended AR&R change as discussed by the ACC in its January meeting. Proposed deletions contain one line through and proposed additions a double underline. The Rationale explains why this change is recommended.

### **12.15 FLOATING DOCKS ON KWANN AND THUNDERBIRD LAKES**

To make all floating docks uniform, the following outlines shall be followed:

Homeowners must submit detailed dock plans to the ACC for approval and as to how they plan to provide access to the dock from the bank (use a ramp, stairs, etc.).

All docks shall be floating with an access ramp, due to the fluctuation of the lake water levels. To minimize the protrusion into the lake, the dock shall be parallel to the shoreline when possible and shall only be far enough from the shoreline to keep the floats from resting on the bottom.

The maximum size is to be no more than six (6) feet wide and twelve (12) feet long. They shall be constructed of materials appropriate for a marine environment. If pressure treated lumber is used, floatation shall be sufficient enough to keep the treated lumber from making contact with the water.

Floatation shall be made of closed cell foam covered with an impervious material or equivalent. No metal drums shall be used.

The dock shall be held in place with a method to insure it will remain in place in the highest winds.

The owner (s) of the dock will sign a hold harmless agreement to release BBVCC from legal action as a result of any incident involving the dock. The owner (s) will also present proof of current liability insurance and agree to maintain such insurance coverage.

No docks will be allowed on vacant lots.

Rationale: To allow other materials such as composite decking products.

Ken Woods  
ACC Chairperson