

**SOUTH BAY COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING
Friday, February 9, 2018
9:30 a.m.**

MINUTES

APPROVED

1. Call to Order:
President Skinner called the meeting to order at 9:30 a.m.

2. Determination of Quorum:
A quorum was declared by Secretary Lemieux with five members present. Directors Quail and Jurca were absent. GM Mark Torres was also present.

3. Approval of Agenda:
A motion to approve today's agenda was made by Dir. Derrenberger, seconded by Dir. Spagle, and carried 5/0.

4. Approval of Meeting Minutes:
A motion to approve the Minutes of the Board Meeting of January 12, 2018, was made by Dir. Derrenberger, seconded by Dir. Twohey, and carried 5/0.

Note: Directors Jurca and Quail arrived at 9:35 a.m.

5. President's Remarks:
Pres. Skinner reminded everyone of tonight's Social gathering at the Club. He also stated that the Winter Olympic Games have just begun and may be watched at the Club if members choose to do so.

6. Manager's Report:
GM Mark Torres presented the operations report including an update on various Club projects in progress or completed. A copy of this report can be obtained by members upon request. Mark also announced the hiring of Julie Forville as a new member of the staff. Two new members were added to the SBCA in January.

7. Treasurer's Report:
Treasurer Dan Quail presented the report including SBCA's financial balance as of January 31, 2018. A copy of this report can be obtained upon request.
8. Board Communications:
Pres. Skinner reported that several e-mails have been received commenting on the Kilmer matter in Woodridge Village.
9. Committee Reports:
 - a. ARC: Chair Vicki Derrenberger reported that no new permit applications were received during the months of December and January. The Committee is reviewing several questions and comments on various ARC related issues and will be updating the Committee goals;
 - b. Activities & Amenities:
Pres. Skinner reported that 27 people came to the Club to watch the Super Bowl playoff game;
 - c. Facilities: No meeting will be held in February;
 - d. Finance:
Chair Dan Quail reported on the following:
 - i. Member Dan Darrow has agreed to serve on the Finance Committee. So moved by Dir. Quail, seconded by Dir. Jurca, and carried 7/0;
 - ii. Capital contributions have been received from eight new homeowners and three more are anticipated soon;
 - iii. Delinquencies on the payment of dues are few and manageable;
 - iv. Differences in the Annual Audit need resolution;
 - v. Sue Oemichen has been performing diligently in monitoring and updating SBCA's reserve funding.
 - e. HR: No report.
 - f. Communications:
Chair Sheila Twohey reported she has been focused on creating a new website and obtaining input from both the SBCA Committee Chairs and the village HOAs.

A motion to accept all Committee Reports was made by Dir. Quail, seconded by Dir. Derrenberger, and carried 7/0.

10. Old Business:

Pres. Skinner reported on the following:

- a. A final e-mail of the revised South Bay Rules will be sent to members for review and comment;
- b. A survey will be taken to review the fees that are charged to outside organizations for various uses of the Bay Club. Community meetings will also be conducted for this purpose.

11. New Business:

Dir. Jurca expressed concern about the legal liability of the SBCA and the village HOAs with the Port Ludlow Trails System. He recommended that the Board take action in order to make it easier to gain the liability protection benefits offered by RCW 4.24.210 for property owners who make portions of their property open to the public for outdoor recreational use. To that end, Dir. Jurca offered the following motion:

“that President Skinner be authorized to to tell PLVC president Bill Dean that SBCA has no

objection to including in the Port Ludlow Trails map flyer or related informational or promotional materials for the Port Ludlow Trails, a statement to the effect that the established trails on property owned by SBCA are “open to the public for outdoor recreational use.” For example, the statement “Port Ludlow Trails are operated for the residents of Port Ludlow and their guests, and are open to the public for outdoor recreational use,” would be acceptable to SBCA as to trails on property owned by SBCA.”

Dir. Jurca further moved: “that SBCA recommend that South Bay village HOAs owning property where any portion of the Port Ludlow Trails System is located should similarly tell PLVC that they have no objection to including such a statement in Port Ludlow Trails informational or promotional materials as to trails on property owned by their village HOA.”

The motion was seconded by Dir. Spagle, and carried 7/0.

12. PLVC Report:

Dir. Derrenberger reported on several matters of public concern with regards to the Port Ludlow Community Center and the Jefferson Healthcare Clinic.

13. Member Comments: No report.

14. Executive Session:

At 10:20 a.m. a motion to enter into Executive Session was made by Dir. Twohey, seconded by Dir. Quail, and carried 7/0. The purpose of the ES was to consider communications with legal counsel.

At 11:00 a.m. a motion to resume Regular Session was made by Dir. Jurca, seconded by Dir. Quail, and carried 7/0.

15. Adjournment:

A motion to adjourn was made by Dir. Derrenberger, seconded by Dir. Twohey, and carried 7/0 at 11:05 a.m.

Respectfully submitted: Steve Lemieux, Secretary