

Ames Lake Water Association
Board of Directors Meeting November 21, 2017
7:00 P.M.

Meeting Minutes

- Call to Order

David Hoffmann called to order the regular meeting of the Board of Directors of **Ames Lake Water Association (ALWA)** at **7:06 PM** on **November 21, 2017** in the Association's business office.

- Roll Call

The following Board members were present (in addition to Mr. Hoffmann): Mark Freeman, Merlyn Blue, David Hoagland, Sherri Zucker, Jeff Villnow, and Michael Bicak who joined by telephone. Also present: Bob Pancoast (via phone), ALWA operations manager; Kristina Myers, ALWA Business Manager; and Kevin Guiberson.

- Business from the Floor - None.

- Consent Agenda

The Board reviewed contents of the Consent Agenda, containing:

- Minutes of the September Board meeting,
- Membership Transfers,
- Water Loss adjustments and,
- Aging Accounts.

Merlyn moved to approve the consent agenda, Mark seconded. All approved

- Financial Reports and Membership Count

Sherri moved to approve check list & EFT list, Merlyn seconded. All approved.

- Consultant Reports – None.

- System Manager Report

- Vista Office/Shop Project:
 - Building shell is up, windows and doors are in, siding is in progress.
 - Walk through identified a few minor issues that Bob is resolving with the contractor.
 - Next steps: run conduit for building utilities; pour slab and polish
 - No substantial neighbor inputs or complaints. Sheri has received positive feedback
 - Sherri asked a question about the methodology used to treat posts
 - David Hoffmann asked if there were any issues related to recent storms. Bob reported that there were a few downed trees but no real damage. Bob also

reported that the main issue related to storms is currently the lack of auto-start generators.

- Bob asked that a check be sent to Tanner Electric NLT November 22.
- King County ROW Tax:
 - Dick drafted a letter to King County providing ALWA comments on the proposed regulations and taxes for use of right of ways by utility companies.
 - The proposed regulations are currently expected to result in \$3-\$7 fee increases per member per month, beginning in 2018
 - The Board discussed the need to proactively inform members when this goes into effect.
- View Park property:
 - The property is under contract with Boitano.
 - Bob negotiated with Boitano to handle the slide hazard designation for a \$2K reduction in price, as opposed to their originally proposed \$3K reduction.
 - Boitano is also working the site's legal lot status issues
 - The deal is expected to close in early January

Motion: Michael moved to allow Bob to negotiate an extension to the purchase date and a \$3K price reduction in return for the buyer taking responsibility for the slide hazard designation. Merlyn seconded. All approved.

- Business Manager Report

Kristina presented Business Management updates.

- Holiday Party
 - Kristina proposed a Holiday party on either December 14, or after January 1. Several Board members had conflicts on Dec 14 and expressed a preference for a New Year party after Jan 1.
 - Jan 18, 2018 was proposed as an alternate date, Kristina will discuss with office staff.
- Key Bank Construction Loan Update
 - Key Bank requested updated financials and asked that the Board president be approved as a loan signatory

Motion: Michael moved that David Hoffman be allowed to sign on behalf of ALWA for a construction loan from Key Bank. Merlyn seconded. All approved.

- Health Insurance
 - Kristina reviewed status of health insurance quotes for 2018
 - The Board discussed the various quotes, and the cost of the alternatives in relation to the originally budgeted amount

Motion: Merlyn moved to accept the Regence Blue Shield Platinum 250 quote. Mark seconded. All approved.

- Web Site
 - Kristina updated the Board on efforts to find a good merchant services option to support electronic payment options. Vendor options she has explored to date are unreliable

- Old Business – None
- Business from the Board – None
- Review of Action Items – None
- Next Regular Meeting

The next regular meeting will be **December 12, 2017, 7:00 PM** at the Association's business office.

- Adjournment

David Hoffmann adjourned the meeting at **8:08 PM**.

Minutes prepared by Jeff Villnow, secretary.