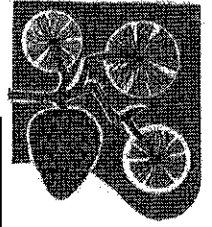


January 2020



Nisqually Pines Community Club

www.nisquallypines.com

Nisqually Pines
Community Club

8903 Pepperidge Lane SE
Yelm, WA 98597

Phone: 360-458-7370
Fax: 360-458-7157
Hours of operation:
Monday - Friday, 7:30 to 5 pm

Important Dates:

January 1st
New Years Day
Office Closed

January 8th
Study Session
6:30pm

January 14th
Adjudication 7pm

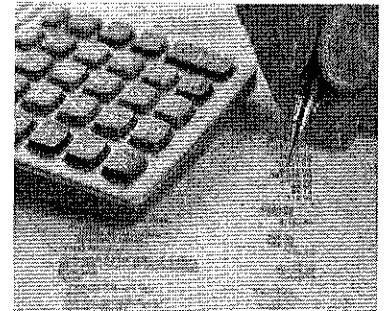
January 15th
Open Board
6:30pm



**WE WISH YOU ALL A
SAFE AND HAPPY
2020!!!**



Are you good with numbers?
Want to put that skill to work?



Finance is looking for new numbers
to help build the 2020-2021 budget.

Pick up an application at the office



HOLIDAY DECORATING WINNERS

- 1ST PLACE 16826 NANDINA COURT S.E.**
- 2ND PLACE 8621 SEQUOIA COURT S.E.**
- 3RD PLACE 16812 THUJA COURT S.E.**

Thank you to everyone that participated in the
decorating. All the home's looked wonderful.

January 2020

Sun	Mon	Tue	Wed	Thu	Fri	Sat
			1 New Years Office Closed	2	3	4
5	6 Yard Waste	7 Garbage/Recycle	8 Study Session 6:30pm	9	10	11
12	13	14 Adjudication 7pm Garbage	15 Open Board 6:30pm	16	17	18
19	20 Yard Waste	21 Garbage/recycle Glass recycle	22	23	24	25
26	27	28 Garbage	29	30	31	

NISQUALLY PINES COMMUNITY CLUB

Looking for a place to have a meeting, birthday parties, Valentines, St. Patrick's, Easter, Cinco De Mayo, Halloween, Thanksgiving dinner or Christmas Parties?

We have 18 tables for use and 64 chairs some are folding and regular. We have a fully useable kitchen with all the amenities. The main room comes with a TV, cable and Wi-Fi. There is also a pull down screen for watching slides or old movies on.

Just bring your own projector.

Fees are as follows:

Members: Full Day (7am-1am) \$75 rental \$150 refundable cleaning deposit= \$225

Two hours \$25 deposit plus \$75 refundable cleaning deposit
Alcohol Deposit-\$100 if no damage is refundable

Members Sponsoring Non-Members:

Full Day (7am-1am) \$150 deposit \$150 refundable cleaning deposit

Two hours \$35 plus \$100 refundable cleaning deposit (not more than one in a three month period)

Clubs & Organizations: Weekly meetings-\$100 per month plus refundable cleaning deposit of \$150. No more than one two hour meetings per week.

Monthly Meetings: \$35 per month plus refundable cleaning deposit of \$150. No more than one two hour meetings per month.

Additional refundable deposit of \$100 for any event having alcohol. As long as there is no alcohol related damage the deposit will be refunded. Banquet permit is required at time of walk through.

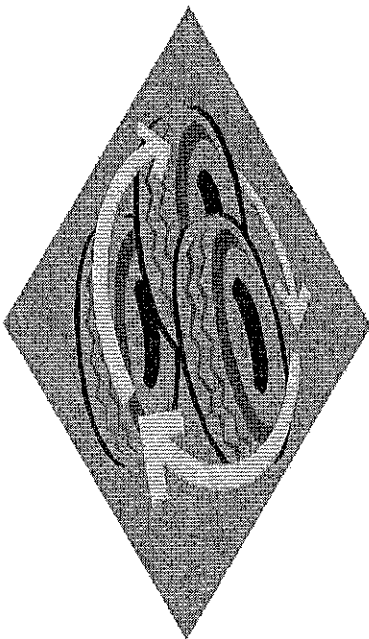
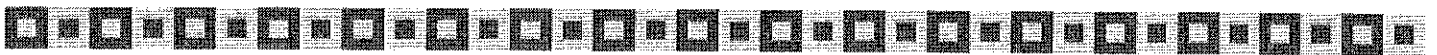
FYI

Dumpster Days

Dumpster Days was voted down by the community in 2015-2016. Not sure when or if it will be put back on the ballot for the community to vote on. So with that being said if you have mattresses, plumbing items, carpet scraps, broken toys, furniture, miscellaneous items please take it to the dump. Here are the names, addresses and phone numbers of the dumps.

Rainier Dump: Open Friday-Sunday 9am-5pm
13010 Rainier Acres Rd. S.E.
(360)446-2600

Thurston County Waste & Recovery Center:
Open Monday-Sunday 7am-4:45pm
2420 Hogum Bay Rd. N.E.
(360)786-5494



Les Schwab Tires

811 E Yelm Ave.

Yelm, WA 98597

(360)400-6500

Email: lesschwab.com

Monday-Friday 8am-6pm

Saturday 8am-5pm

Sunday-Closed

Tires must be clean will take up

to 20 tires per visit

Passenger tires \$3

Wheels \$5

Curbside Garbage and Recycling

Rural Garbage Service-LeMay

Phone: 360-923-0111

Here is the pricing for garbage service in The Pines:

Garbage and Recycling Service for two months \$39.38

35 gallon garbage can pickup every week

96 gallon recycling bin pickup every other week

Glass pickup every four weeks, you provide container

Or

Garbage and Recycling Service for two months \$53.30

65 gallon garbage can pickup every week

96 gallon recycling bin pickup every other week

Glass pickup every four weeks, you provide container

The above prices are before taxes are added.

The dates for recycling glass bottles

January 21st

February 18th

March 17th

April 14th

May 12th

June 9th

July 7th

August 4th

September 1st & 29th

October 27th

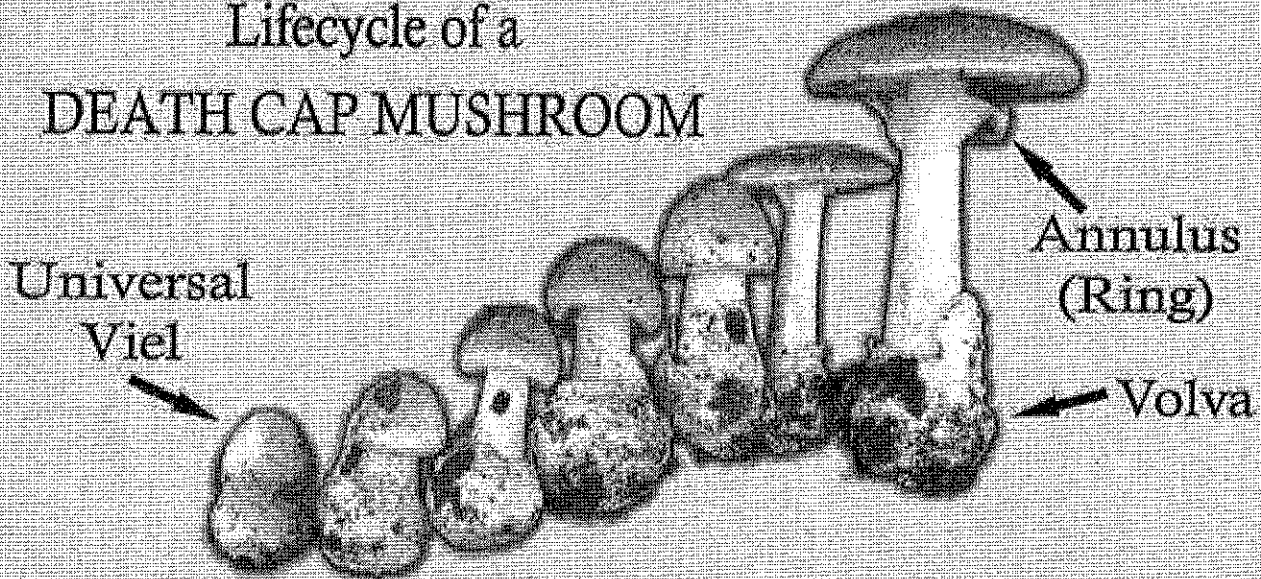
November 24th

December 22nd

WARNING

Death Cap Mushrooms Grow in Our Area

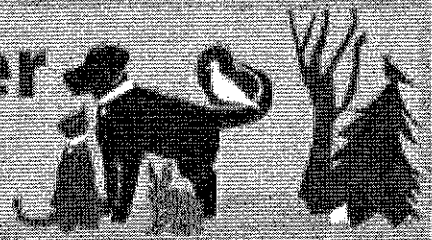
Lifecycle of a
DEATH CAP MUSHROOM



**Please keep an eye to the ground in
your backyard and when walking
your dogs.**

**If you suspect your dog has eaten a
Death Cap Mushroom
get to a veterinarian
IMMEDIATELY!!!**

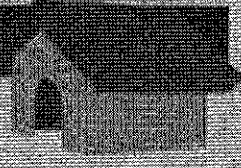
Animal Winter Safety Tips



All animals react differently to the cold, even if they are considered to be "cold-weather" animals. Age, health, regular exposure to the cold and more can affect how your animal may experience health consequences in colder temperatures. Consult your veterinarian for more information on how to care for your own pet's health this winter. At 45°F, young, elderly and/or sick animals can begin to suffer health consequences.

Provide Shelter

At 32°F or less, no owned dog or cat should be left outdoors unless they have access to a well-insulated structure that



- Is large enough to curl up in and has a wind block at the door
- Includes a heated water bowl so they have access to an unfrozen water
- Has a floor, or elevated from the ground, has warm dry blankets or dry straw and has heating or an outdoor heating pad



Feral Cats

Feral cats have likely found warm places to hide, but if you are worried about a local feral cat, you could consider putting out a weather-safe container with bedding and a hole for entry. You also want to provide water, but you need to be vigilant to make sure it does not freeze.

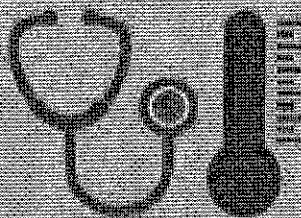


Warning Signs

Signs that an animal may be getting too cold include:

- Trembling
- Sleepiness
- Slowed breathing
- Mobility issues
- Dry skin
- Numbness
- Illness

(these first two are the most serious)



Walking Your Dog

• Consider shortening the walk if the temperature is too frigid. Help them get more exercise inside your home.



• Check with your vet whether your pet may want additional clothing beyond their "fur coat" in this chilly weather.

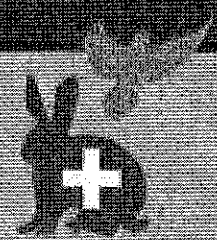


• Watch for any signs of injury or extreme cold to their paws, especially in the snow or ice. Wipe off paw pads on your way inside to prevent chemical melting agents from injuring paws or being ingested.



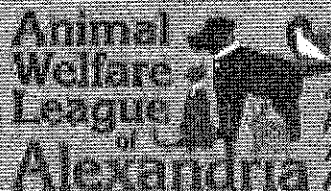
Pet Care Kit

Be prepared for loss of heat and/or power outages to your home. Prepare a pet care kit so you have what you need for your pet if you need to leave in a hurry. Learn more at AlexandriaAnimals.org/CareKit.



Make Some Noise

Don't forget about our wild neighbors who may use your vehicle as a wind block in these chilly temperatures. Make plenty of noise and give them time to make their exit before driving away!



4301 Eisenhower Avenue
Alexandria, Virginia 22304
203-246-3724
AlexandriaAnimals.org



ATTENTION DOG OWNERS

Dogs are to be on leashes at all times when outside their fenced yards. This includes all park areas which are river park, little lake park, clubhouse park area, playground by the office and the office area.

Please make sure you are cleaning up after your pet!

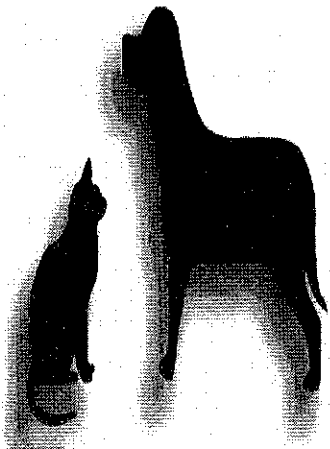
Pet feces is toxic!!

Thank You!



If your dog is lost and you cannot find him/her, you have options to recover your missing pooch:

Post it on the bulletin board at the Pines Office
Call the Yelm Veterinary Clinic 360-458-7707
Call the Yelm Animal Shelter 360-458-8438
Post on the Nisqually Pines Event Page



F.9.1

**Animal Services
3120 Martin Way
Olympia, WA
(360) 352-2510
Closed on Mondays**

There is no charge for dropping off stray animals at the shelter.

River Park hours

The River Park is for members and their guests only

Any vehicle found in the River Park parking area without a Nisqually Pines Pass will be towed at the owners expense. Parking is allowed only in the park. Any vehicle on or near the road will immediately be towed.

Open year round

Hours are 8am to 7:30pm approximately

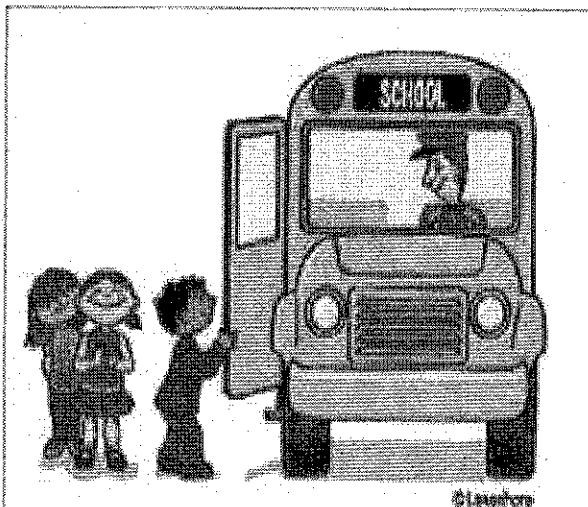
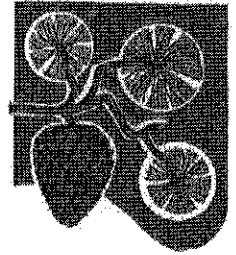
Sat & Sun Hours: 11am-9pm

No lifeguard on duty - swim at your own risk.

No alcohol permitted on the premises.

No fires or over night camping!

Per Fish and Wildlife Dept. **ONLY** Catch and Release fishing is allowed on the Nisqually River!!



The mornings are now dark when the upper grades are walking to the bus stop. Little ones will be walking later in the morning to their bus stops. Please be careful and watch for upper and lower grade children.

SPEED LIMIT IS 20mph



Please renew your burn permit. You can go online at www.orcaa.org.

Residential Fires: Burning of yard and garden debris, such as leaves, weeds, pruning's and garden refuse. **NO TRASH BURNING!!**

Do NOT use a burn barrel: Burn Barrels and other burn containers are illegal under state law and their use may result in fines.

HOW TO **WINTERIZE** YOUR CAR



1 MAKE SURE YOU ARE USING THE PROPER OIL FOR THE CONDITIONS

If you use **10W-30** in the summer

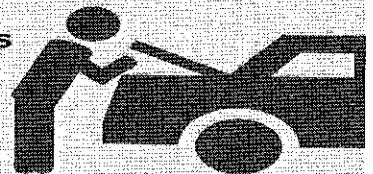


Change to **5W-30** in the fall or winter

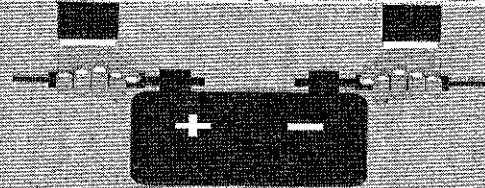


2 CHECK YOUR ENGINE COOLANT LEVELS

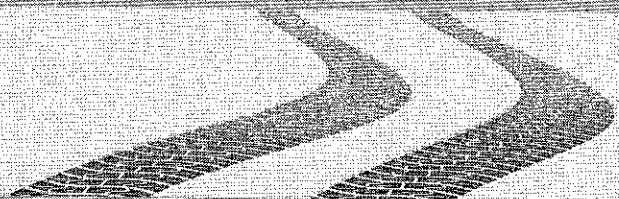
Winter ratio is 60% coolant to 40% water



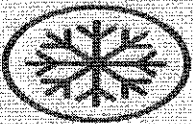
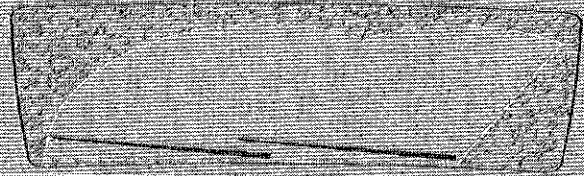
3 CHECK YOUR BATTERY, TERMINALS AND CABLES



4 CHANGE OUT YOUR TIRES TO SNOW TIRES

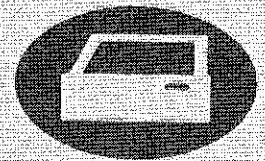


5 GET WASHER FLUID WITH ANTIFREEZE SOLUTION



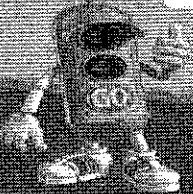
6 BE PREPARED FOR FROZEN — DOOR LOCKS

Use warm water or store some glycerine at home or at the office.



7 BE PREPARED WITH AN EMERGENCY KIT FOR YOUR CAR

- Flares
- Blankets
- Engine Oil
- Washer fluid
- Hoses
- Radio
- Coolant
- Flashlight



GOJDB.COM
CARS. CREDIT. CARE.



A Word from our Staff

Office Manager: *Charity Mayerl*

Email: cmayerl@nisquallypines.com, Phone: 360-458-7370 Fax: 360-458-7157

Please make sure the office has a current telephone/cell number for you, in case of a emergency.

Office Assistant & Property Standards: *Paulette Howard*

Email: propertystandards@nisquallypines.com, Phone: 360-458-7370, Fax: 360-458-7157

Home Owners: Please make sure that your renters have copies of the 94.1 so they have the rules for The Pines.

Water Department: Julie Rhey-Baumann

Email: waterdept@nisquallypines.com, Phone: 360-458-7393, Fax: 360-458-7157

Happy New Year!

I am still seeing hoses connected to your outside hose bibs. Please disconnect them and winterize those hose bibs, if they freeze and bust we cannot give you credit on your water bill because you didn't winterize.

During the cold weather keep your animals water bowls unthawed and there house stuffed with straw. For flea problems mix cedar chips with the straw, you can get a bag at Tractor Supply or any farm supply store.

They're not wild animals they depend on you to take care of them.

Keep an eye on the usage line on your water bills, we only recheck 2000 and more cubic feet, so if you are small user and went up to 1500 cubic feet we may not catch it. If you think you may have a leak just call and we will come check your meter.

We will be sending out water surveys again in February/March, please fill out and return to the office.

Please contact water Manager for water shut-offs

Maintenance Department: *Don Robinson & Mike Hezel*

Email: maintenance@nisquallypines.com, Phone: 360-458-7393, Fax: 360-458-7157

Each resident is responsible for their own yard/debris. Please don't call the office for pick up, put on the easement and no dumping in the greenbelts.

Board News

Board of Directors

Dayna Brown-President, Pool

Sherry O'Dell-Vice President and Treasurer

Cory Parsons-Maintenance and Water Contact

Tony Sny-Board Member and River Park Contact

Claudia Privette-Board Member, Clubhouse and Office Contact

Constance Ibringer-Board Member, Secretary

Jennifer Celmer-Board Member

Board Updates

We meet once a month, meetings have been very productive and we feel we are getting a lot accomplished. However, the additional members would allow us to get more accomplished faster. Please come check out a meeting or two and see what is happening in our community and how you can help!

The port-a-potty's will start to be locked up at dusk and unlocked in the morning when the maintenance gets here. The two play area parks will close at dusk and the River Park will close at 9pm.

Persons with disabilities who require accommodation or alternative means for communication of program information should contact (Nisqually Pines at (360)458-7370) at least eight (8) days in advance of this meeting.

Updates

Treasurer's Report:

Ending Balance for September 2019

General Fund: \$389,741.22

Long Range Plan: \$508,008.56

Long Range Plan Major Repair Reserve: \$42,000.00

Water Loan 1 Fund: \$24,920.20

Emergency Fund: \$20,271.39

Key Bank USDA Loan: \$269,969.38

Gold Money Market: \$103,811.19

Twin Star Savings: \$38,050.41

Investment Portfolio: \$262,594.31

Statement not received by 10/8/19

Grand Total \$1,659,366.66

Committee Happenings

Adjudication

December: No Meeting Next meeting: January 14, 2020

Members: Phyllis Myers, Theresa Donovan, Rob Parkhill, Luke Clark

Contact: Claudia Privette

Closed meeting, not open to anyone not directly involved.

Looking for residents in good standing to volunteer on Adjudication Committee

Get an application at the office-Renters can be on Adjudication with the approval of homeowner

Finance

TBA

Members:

Interested in helping on the Finance Committee-Get an application at the office

Must be a member in good standing

Finance committee members needed!!!

Events

Need volunteers to help organize for up coming events. Contact the office if you are interested! Next meeting: Meeting will be decided by how many volunteers call and want to be part of this event. Next event: TBA

Anyone interested in being on Event Planning Committee call the office.

Event planning help, looking for someone to take over events or they will not continue.

Members: Rob Parkhill and Jodi Dawes

Contacts: Sherry O'Dell

Most of our committees are small and consist of the same volunteers, please come and listen to what they are working on and see if maybe you can help!

Updates

Property Standards

Last month the following warnings or fines were issued:

12 Thank yous
1 fine
23 debris
2 certified
4 junk vehicles
1 dog
1 easement

94.1.035 What domestic activities are prohibited in The Pines? No person within the legal boundaries of Nisqually Pines Community Club shall:

- (2) Perform acts dangerous or hazardous to people and/or property which include, but are not limited to:
- (ii) other weapons, including BB, paint, and pellet guns, bows, including crossbows and slingshots within The Pines in a reckless manner endangering people, property or animals

1st 2nd 3rd 4th & consecutive offenses
\$125 \$175 \$400 \$500

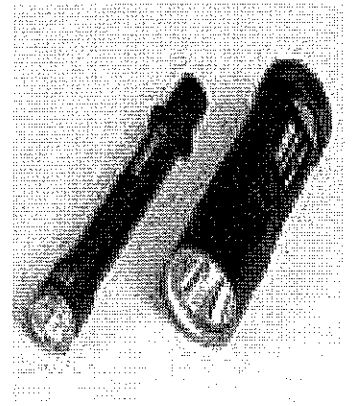
If you are new to the Pines and do not have a copy of our current Resolution 94-1, please stop by the office to pick up a copy or view online at www.nisquallypines.com.

**Speed limit is 20 MPH
Please slow down!**

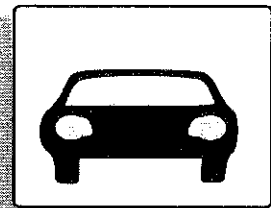
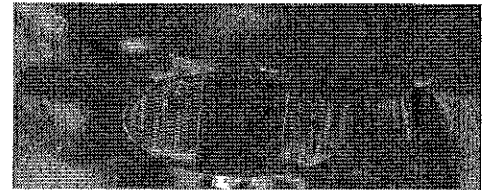
Please watch for children and parent's please remind your children to watch for cars and not to block the roadways. Please slow down and watch for walkers/joggers/bikers

It is getting darker earlier- **PLEASE** be mindful of vehicle traffic!! For your safety, please walk along the edge of the roads or in the easement against oncoming traffic.

Carry a flashlight or wear bright colored clothes so you can be seen easier during the twilight and evening hours.



Bicycle riders— please make sure your reflectors work or you have a light so you are more visible.



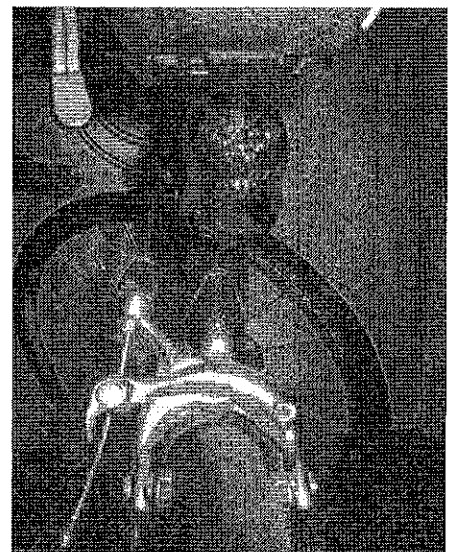
Car Owners- Check your front headlights and rear taillights to make sure that they are in working condition.



When walking or riding a bike please wear bright clothing or reflective tape and/or carry a flashlight.

Remember it is hard for cars to see you at night if you are wearing dark colored clothing.

Thank You!!



PUGET SOUND ENERGY

Call 811 Before You Dig

As fall/winter approaches, you may have plans to start construction and landscaping projects. Your friends at Puget Sound Energy want to remind you about the importance of calling 811 at least two business days prior to any digging. It is the law, and utility-owned lines are located for free.

Whether you are planning to use your employees or hire a contractor, start digging means calling 811 before each job. Outline your dig area in white paint so that the utilities will know where to mark. Even homeowners digging on their own property must call, if digging deeper than 12 inches.

Don't take a chance. Call 811 before you dig, then dig by hand within 2 feet of the markings.

Visit their [Safety](#) page to learn more about gas and electric safety, and our [Business Services](#) page for all your energy needs.

For questions, please email businessaccounts@pse.com



PARK TRAIL

The trail from Heather to the River Park is "Use at your own risk" due to the storm damage and erosion.

Where Does Litter Come From?

Household trash leftover or spillover from garbage collection (so when your garbage spill out please make sure you clean it up)

Pedestrians (don't throw on the ground wait until you are home or find a trash can)

People in cars (have a trash bag in the car and dispose of at home)

We need to keep our community clean!!!



Classified Ads

Handy Man

Roof repairs or replacement
Skylight replacement, roof cleaning
Call Wes Craney
360-970-4480

Affordable prices, honest
& efficient.

I'm experienced in painting, texture,
flooring, tiling, carpeting, sheet
rock, etc.

Also outside work: welding, trim-
ming, cutting trees, landscaping,
lawn mowing, pressure washing,
deck repair & mechanic.

Call 360-970-1992

Caregiver Wanted

Looking for someone part-
time caregiving for a dis-
abled adult

Contact Laurie
(253)441-5806

AVON

Been looking for some
Avon? Now is the time
to call (360) 955-5100
Claudia Privette
Independent Sales
Representative

House Cleaning

Will clean your home
Have excellent references
Call April
(360)701-6685

For Sale

1996 Chevy Blazer
Dark green, runs
Good, tow hitch
226,183 miles
\$1,200
Call (253) 267-2304

For Sale

Hospital Bed \$50
w/mattress \$150
Call 360-915-3717
Ask for Brenda

OPEN PUBLIC

BINGO

NISQUALLY

MOOSE LODGE

Monday's at 6:30pm
1117 Yelm Ave. W
(360)458-3381
(Food Menu Available)

For Sale

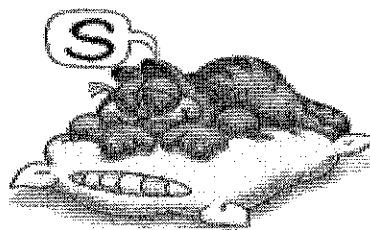
14 ft. boat
Has been upgraded
Has 40 horse motor
\$1,000
Call for details
(360) 458-2345

For Sale

8X8 ft A-frame shed
Tin roof, interior light,
wood paneling inside
Nisqually Pines
8406 Aspen Court
\$600 U-Haul or \$900 de-
livered locally
(within 20 miles)
Contact: Greg Weber
253-973-7668
dosadogreg@comcast.net

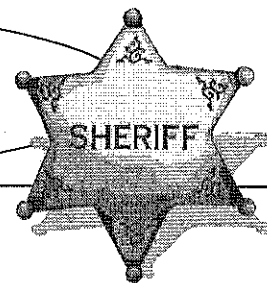
REMINDER

Quiet hours are from 10pm-7am
7 days a week



To advertise
here contact the
office staff
360.458.7370

Police Blotter

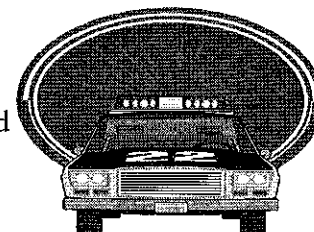


November

- 22-Routine Patrol
- 23-Routine Patrol
- 25-Routine Patrol
- 26-Routine Patrol
- 28-Routine Patrol
- 30-Routine Patrol, mental complaint Aspen Ct. resolved

December

- 1-Routine Patrol, surveillance on Linden Ct, unsecured premises on Foxglove oversight secured
- 2-Routine Patrol
- 3-Routine Patrol, traffic stop verbal for speeding, field interview river park
- 4-Routine Patrol, house fire Heather Lane, suspicious circumstances unfounded,
- 5-Routine Patrol
- 8-Routine Patrol, traffic stop Port Orford
- 9-Routine Patrol, field interview with a few citizens
- 10-Routine Patrol
- 11-Routine Patrol, suspicious vehicle in river park told them to leave
- 12-Routine Patrol, visited bus pick-up locations for school kids & monitored traffic
- 13-Routine Patrol, phone detail follow-up disturbance/trespass on Thuja
- 14-Routine Patrol, traffic stop w/citation, warrants for ATL'S on Holly residence @ time of ATC found suspect hiding in the trunk
- 15-Routine Patrol, malicious mischief on Sequoia, unsecured residence-secured made contact with owner Foxglove
- 17-Routine Patrol
- 19-Routine Patrol, field interview at river park to pass told to leave
- 19-Routine Patrol
- 21-Routine Patrol, field interview, ATC Heather



Routine Patrol means house checks, Clubhouse, River Park, Office and area patrol. If you see something suspicious, call 911. Don't wait until the next day and call the Pines Office.

****Please note that if you call the Sheriff and they aren't in the Pines on our time, their response time will vary on type of emergency. ****

The non-emergency number for the sheriff is 360-704-2740 Please lock doors and don't leave valuables in your vehicles. If you are going on vacation, you can have the sheriff check your house to make sure it is secure.

Fill out a vacation request form at the office.

Since we have the Thurston County Sheriff in The Pines we have seen less criminal activity.

Created by NPCC Staff and Board of Directors.
If you have anything you would like to see more or less of,
please let us know!!

Deadline is the 20th of the month.



Buffums Tree Service
BUFFUTS835LB

Tracy Buffum
Owner

Hazzard Trees, Limbing, Take Downs (360) 559-9585
Licensed, Bonded & Insured

tracybuffumtreeguy@gmail.com

Chrissy DeHan
Broker

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NISQUALLY PINES COMMUNITY CLUB

Minutes of the Open Board of Directors' Meeting Nisqually Pines Clubhouse September 11, 2019

- Meeting was opened by the President, Dayna Brown, at 6:30 pm. The president requested that all cell phones be silenced.
- Roll call of board members: Tony Swy, Connie Ihringer, Dayna Brown, Sherry O'Dell, Cory Parsons, and Claudia Privette were all present. Madelon Barton was not in attendance.
- Approval of Minutes for Study Session held on 7/24/2019:
A motion was made to approve the minutes as written by the Secretary. This was seconded and carried unanimously. (M/S/C)
- Treasurer's Report for July:
The July 2019 Treasurer's Report was read in full by Director O'Dell, VP/Treasurer. A motion was made to approve the report as read, seconded, and carried unanimously by the BOD. (M/S/C)
- Treasurer's Report for August:
made The August 2019 Treasurer's Report was read in full by Director O'Dell, VP/Treasurer.. A motion was made to approve the report as read, seconded, and carried unanimously by the BOD. (M/S/C)
- Creation of a new Long Range Plan Account:
It was determined by the office manager that there was an urgent need to move funds from the existing "Long Range Plan" account at Timberland Bank. Following some discussion, it was determined that requested movement of funds was apparently based on information received from one of our tax accountants. Board members were asked to vote on this proposal with little to no knowledge of why it was necessary and urgent. A motion was made to vote on the recommendation to move \$42,000 from the LRP account into a separate new account. There were 4 YEAs, 1 NAY, and 1 ABSTAIN. The majority vote of board members was in favor of this proposal.
- Department Checkins:
 - Office: Director Privette reported all was well..
 - Maintenance: Director Parsons reported that maintenance staff were working on various road projects.
 - Water: Director Parsons reported that our new employee was learning quickly and has been working in conjunction with the water manager.
 - River Park: Director Swy would like to find funding in the budget next year to expand the parking area in the River Park. He also expressed the need to purchase a new

porta potty, and also would like to see another one for the summer employees..

MINUTES OF THE OPEN BOARD MEETING OF 9/11/2019

Pool: Director Brown provided the following report from the tally of pool employees -

August Pool

# of swimmers	1,078
Monies from non-members	\$392.00

September Pool

# of swimmers	125
Monies from non-members	\$92.00

Clubhouse: Director Privette reported that it is continuing to be rented.

• **Member Comments: (7 comment cards turned in prior to start of meeting)**

- #1 Comment card subject: "Weekend Emergency #"
- #2 Comment card subject: "Burning Garbage"
- #3 Comment card subject: "Make changes to employee rules"
- #4 Comment card subject: "Status on Madelon Barton to resign"
- #5 Comment card subject: "Results from suggestion made from previous meeting"
- #6 Comment card subject: "Unauthorized Residences"
- #7 Comment card subject: "Unauthorized Residences" (2nd member with same comment)

Following discussion on the above topics with general members of the community, the meeting was closed by the President at 8:00 pm.

Constance Ihringer, Board Secretary Date

Dayna Brown 11/22/2019

Dayna Brown, Board President Date

NOTE:

In accordance with RCW 64.38.045, any property owner who desires to hear the entire recording of the above meeting, or any other recorded meeting of the Board of Directors may request, in writing, a copy of the recording for a reasonable charge. Office staff must verify within the Thurston County Assessor's website that the individual requesting the recording is in fact an owner and/or taxpayer of Nisqually Pines Community Club; and therefore entitled to this public information.

NISQUALLY PINES COMMUNITY CLUB

Minutes of Board Study Session

Nisqually Pines Clubhouse

September 4, 2019

- Meeting was opened by the President, Dayna Brown, at 6:30 pm.
- Roll call of board members: Tony Swy, Connie Ihringer, Dayna Brown, Sherry O'Dell, Cory Parsons, and Claudia Privette were all present. Madelon Barton was not in attendance.
- Closed meeting for employee and board conversation: Following the roll call, board president announced that the study session would be closed for a period of time to allow for an employee/board conversation. The recorder was turned off at 6:31 pm and general membership attendees were asked to wait outside of the main room.
- Meeting was reopened at 7:34 pm by the president, and the study session resumed with the scheduled agenda items.
- Long Range Plan discussion: Director Brown began the conversation stating that two projects voted on during a prior budget year have not been completed to date. These items are 1) providing some sort of security for our well fields and 2) inspection of the well shafts. Directors Parsons and Swy offered additional comments regarding camera surveillance systems and lighting. Director Swy suggested that we include the office, clubhouse/pool, and river park in our approach to security systems, as technology changes every year. Much of the conversation was muffled from Director Parsons, therefore most of what he said was difficult to understand. Board members are still not speaking directly into the mics; or being recognized by the president to make individual comment - this makes it difficult to follow from the recorded tape as several members are speaking at once. Director Brown summed up this discussion by offering to change how the ballot statement would read, that is to include security for all areas. Director Parsons was to get an estimate of what an expanded area system would cost.
- Discussion of suspected drug houses and security: Although this was the next topic placed on the agenda by Director Brown, she said there was not much at this point to discuss.
- Movement or replacement of basketball court: The subject of the basketball court does not in itself appear on the agenda for the study session, however Director Swy opted to express his desire to see the defunct court either resurfaced at its current location; or a new concrete court poured in a different location. Again, there was entirely too much cross talking to make any clear sense of the conversation as taped. It was finally agreed (if I understood correctly) that we would like to move forward with a replacement court in the vicinity of the clubhouse. Director Brown will rewrite this project for inclusion on the ballot to go out soon.
- Tree cutting and the use of Long Range Plan funds: Questions were raised by Director Swy as to why we were using funding from our reserve account for this sort of project. Director Ihringer also remarked that this type of work has been funded in the past (and currently funded this year) in the Maintenance Department budget under "grounds maintenance/repair".

- **Snow plow readiness for winter weather:** Director Brown stated that we have not yet included the purchase of some sort of snow removal equipment on the Long Range Plan priority list to be voted on. There was much open discussion and again cross talking that it became impossible to make sense of anything being proposed. Partly understood was a recommendation by Director Swy that we sell our current backhoe and purchase a tractor with backhoe, which will also allow for a snow plow attachment as well. This would provide a multi-functional piece of equipment and serve many purposes. In addition, we could also choose to trade in one of our trucks, and purchase a 4-wheel drive vehicle to which we could attach a snow blade.
- **Community Signage:** Some discussion about painting our community signs and several members offered to paint on a volunteer basis. The president would like to move forward with a painting scheme that ties all of our buildings together, i.e clubhouse and office complex of buildings. Apparently when that gets decided, we will enlist any volunteers to help with painting the various signs.
- **Volunteer "Nondisclosure Statement":** The president moved to the next agenda item, and Director Privette (office contact) handed out a form to each board member for signature. This signed form will be retained in office files and is meant to protect against the disclosure of sensitive member information that is covered by federal privacy laws. Each board director was asked to sign the form; Director O'Dell commented that the office personnel must also sign this disclosure form.
- **Policy for employee job injury:** Director Swy began speaking on this subject, however the meeting began to deteriorate at this point, with multiple conversations taking place. Much too difficult to decipher what his point was or what changes he wanted to make to existing policy.
- Meeting was closed by the President, Dayna Brown, at 8.21 PM.

Constance Ihringer, Board Secretary

Date

Dayna Brown 11/22/2019

Dayna Brown, Board President

Date

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ONLINE TOOLS

- Parcel Search (A+)
- Personal Property eFile
- Change of Address

PROPERTY TAX RELIEF PROGRAMS

- Property Tax Relief Overview
- Current Use Classifications
- Senior Citizen, Disabled Persons & Veterans Exemption Programs
- Limited Income Deferral Program
- Residential Remodeling Exemption
- Destroyed Property Exemption
- Historic Properties Improvement Exemption
- Non-profit Owned Property
- Publicly-Owned Property Exemption

Property Tax Relief Programs Overview

Like every responsibility, there are always exceptions where special consideration is given for certain circumstances. Our state leaders have created programs to support different needs in our communities.

The Senior Citizens and Disabled Persons Property Tax Exemption Program helps eligible individuals on a limited income to pay property taxes. This program freezes the value of your residence, exempts all excess levies, and may exempt a portion of regular levies.

A senior citizen must be 61 years old and annual household combined income may not exceed \$40,000. Disabled persons have no age limit but must be unable to work because of a physical or mental disability.

There is also a Senior Citizens and Disabled Persons Deferral Program which postpones payment of your property taxes. But unlike the exemption program this program is not a reduction of your taxes. On your behalf, the Department of Revenue pays the deferred property taxes. When the property changes ownership, the amount of the postponed taxes, plus interest each year, becomes a lien in favor of the State until the total amount is repaid.

Apply for a destroyed property tax adjustment if your property has been partially or totally destroyed. Also apply if the Governor or County Board of Commissioners has declared your region as a disaster area and there is a value reduction of 20% or more.

When you decide to make home improvements through remodeling and additions there is a Residential Remodeling Exemption available for home improvements. This law was passed to allow homeowners a three-year tax break in order to pay on any loan application associated with the home improvement project.

If you have agricultural, open space or timberlands, you may apply to classify your land under the Current Use/Open Space Program. This generally means a reduced assessed value for the duration of the classification; however, removal may result in penalties and interest charges.

These programs are available for you, the taxpayer. If you want more information on any of these programs, please call our office at (360) 867-2200.

Name _____ Date _____

Outside Winter Fun

g y c r t e o h v p f a
i c i c l e s o f u l p
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