

Admirals Cove Beach Club  
ACBC-Whidbey.org  
AGENDA FOR BOARD OF DIRECTORS MEETING  
16 Oct 2018

5:30PM 2019 budget discussion

6:30PM CALL TO ORDER 6:30 p.m. in attendance: Dennis, Dustin, Mike, Jim, Karen; Marty, James weren't present

APPROVAL OF PREVIOUS BOARD MEETING MINUTES *approved via email*

PRESIDENTS REPORT: Dennis Egan *lawsuit below (basically closed), attorneys will ask court for a final dismissal;*

OFFICER REPORTS

- Vice President: Dustin Frederick *no report*
- Treasurer: Karen D'Ewart *annual dues and assessment continue to trickle in; pool usage fee revenue YTD is \$3,910 (do not know if OH swim team fees are included); 9 parcels sold in September; pool refurb expenses at \$550,135.17 YTD – any more coming in?; Members in Good Standing-411, Members NOT in Good Standing-178; statements did not go out as planned as we are waiting for the 'strongly worded' letter regarding potential collections of accounts receivable*
- Secretary: Mike Tenore *no report*

COMMITTEE REPORTS

- Grounds & Building *no Marty, no report*
- Lake *from Ed Delahanty- tentative meeting with engineer regarding tide gate and different alternatives; have not heard back from Janet Wright (county permits);*
- Pool *WMS has a punch list still pending, major one is a leak on a skimmer line, still looking for the leak... Leak detection company coming tomorrow to locate – WMS responsible for these expenses; grouting by skimmers, loose light fixture trim, etc. Pool building has been winterized (plumbing has been drained, etc.) except for the one year-round restroom; discussion regarding winter circulation of pool water for chemicals and to keep from freezing - WMS estimate to put in by-pass valves at \$150 each, one is already in, two more required, \$933 for parts and installation Dustin moved to approve this particular maintenance expense, Mike seconded, all voted in favor; timer installation will be done by an electrician – Dustin moved to approve up to \$250 for this expense, seconded by Jim, all voted in favor ; final inspection has been passed*
- Budget & Finance *Final committee budget was received and entered into the budget; YTD figures updated through September; operating budget deficit of \$3,484; BoD discussion immediately prior to this meeting to discuss which expenses to cut so as to achieve a balanced budget; Karen will tidy up the budget and send to the BoD for email approval*
- Long Range Planning *no committee, no report; we really need this to be an active committee*
- Communications *Steve K- looking for information for next newsletter, etc. in early December ; will need committee reports for this; website & QB email lists are being combined; will also need statements for accounts in arrears*
- By-Laws *two items to send to committee:*
  - 1. *Do short term tenants of Associate Members have a right to use the facilities? This is unclear in the bylaws. Please craft a proposal asking: Yes, short term rental tenants of Associate Members may use facilities (w/fees) or no, they can't use the facilities.*
  - 2. *Should ACBC charge a separate fee for members to use the pool? We need to clarify the language in the bylaws. Bylaws currently imply that only guests have to pay the pool use fees. Please craft a proposal asking: Yes, members should pay a separate pool use fee, or no, they shouldn't pay a separate pool use*

*fee. It should be explained that dues will need to be increased to cover the loss of the pool fee revenue (which helps to defray the cost to run the pool). Maybe connect with Karen to figure out what the numbers would be.*

- *Motion made by Dustin, seconded by Jim, approved by all; by to send both issues to by-laws committee to craft language options to send to the membership*
- *Nominating two positions open, looking for candidates, will need someone to be treasurer!!! Put it on the website, NextDoor, put up physical signs*
- *Government Relations one meeting w/Navy, another scheduled for next week with directors and would like to explain their position*
- *Tellers no report*
- *Social Good turn out for Tuesday coffees!*
- *Welcoming no report*

#### UNFINISHED BUSINESS

- *Status of Pool Lawsuit see above in Pres. Report*
- *Pool Refurbishment Budget see above in Pres. Report*

#### NEW BUSINESS

- *Meeting with Navy see above*
- *Oak Harbor High School Swim Team negotiated final price w/OH high school of \$1,500 for 20 days; swim team has written several nice PR letters, etc.*
- *Winterizing pool equipment room see above*
- *On line payments should be moved to unfinished business; plan is to have a variable amount for 2019 dues*
- *Site Drawing No estimate received yet; repeated calls to get this quote*
- *Financial Audit should be moved to unfinished business; original, signed copies of review letters not yet received from accountant (reminder sent); hard copies of the approved drafts provided to BoD members at this meeting*
- *Life guards Looking to use pool for lifeguard training, V. Crownover may become certified to do so, would then train not only our guards, but guards for the whole island*
- *Reserve Study money into 2019 budget to update the reserve study; will need to put together the lists of assets that require ongoing maintenance/repair/replacement; we need to reengage with the company that did the original 2013 study; send the original study to each committee and ask that they review and add to it*
- *Other three BBQ pits (like at state parks) purchased at recycle place, will install. \$136 for all three; Dustin moved to approve purchase, Jim second, all approved; discussed getting picnic table(s) to go with the pits;*

**MEMBERS FORUM\*\*** *1. People who wanted to swim but didn't want to buy an associate membership, but swam daily as a guest... without the member present... OK? Defer to pool committee to discuss before next pool season. 2. Jet noise... where are the letters that were to be posted? Dennis will post.*

**ADJOURNMENT** *8:16 p.m.*

**\*\*This time is set aside for members to speak to the Board regarding subjects of concern or interest. Members wishing to speak shall sign up before the beginning of the meeting, listing name and address clearly. All asking recognition will be allowed to speak. Please limit your comments to 3 minutes. Questions may not be answered immediately if all information is not available, but responded to as soon as possible. Input requiring a lengthy comment is best submitted in writing. Anyone certainly has a right to disagree with the Board policies and decisions and to ask questions of the Board regarding same. Personal attacks and use of abusive language against the Board or community members are not appropriate and will not be tolerated. Any speaker engaging in such conduct will no longer be recognized during the Members Forum time and if the conduct persists, will be asked to leave the meeting.**