

Columbine Lake Country Club, Inc.
Board of Directors Meeting

Minutes of February 16, 2008

I. Call to Order:

- President Dick Lacouture called the regular monthly meeting of the Columbine Lake Country Club, Inc. Board of Directors to order at 8:00 AM. Other Board Members present were, Scott Wilson, Jeff Buckley, DeWayne Stelljes, Tony Lombard and Kirsten Reimann. Board members absent were Linda Willing, Pat Tierney and John DeMerrseman. Staff members present were Ken Lund, and Terry Rotter. This meeting follows the postponement of the regularly scheduled Board meeting February 9th 2008, due to adverse weather conditions and road closures.

II. Acceptance of Minutes:

- The January minutes were reviewed and accepted with no corrections.

III. Members' Forum:

- There were no members present. The Board welcomed Tony Lombard, our new Board member, and thanked him for his willingness to serve the community.

IV. Financial Reports:

- Treasurer Scott Wilson presented the financial report.
- The current general insurance policy for our buildings was reviewed. Treasurer Scott Wilson covered the differences in full coverage and partial replacement value. Manager Ken Lund will get premium quotes for the clubhouse, office, shop and gazebo, with increased values, so the Board of Directors can evaluate the cost effectiveness of increasing the Columbine Lake Country Club limits.
- The cost of pool supplies was higher than normal last month, due to a large order for pool chemicals. A discussion followed concerning a proposal to switch to new salt water systems for sanitation, in lieu of the current bromine system. Ken Lund had already discussed these systems with Dave Bryant from Hydrodynamics, and will meet with him to obtain specific quotes for the pool and spa and review potential pros and cons relating to switching systems. Ken will also seek quotes on variable speed pumps that may save electricity costs and provide for automatic safety mechanism shut off. It is expected that Colorado law may soon require the latter.
- The Forest Management category is expected to be in budget with the report. The \$15k in grant money that should be received within the next three weeks will be put into operating Budget once it is received.
- Treasurer Scott Wilson will review the remaining four month projections at the next Board meeting.
- **A motion was made & passed to accept the financial report.**

V. Manager's Report

- The snow has continued falling and the snowplowing efforts continue. Despite the storms, the clubhouse and pool have been open on time and the parking lot plowed. The narrow road areas around the community will be widened to allow for better access before the next expected snowfall.

- During the last snow storm, a hydraulic line on the loader ruptured. Fortunately, we were able to get the hose made and replaced with the correct fittings, in about 48 hours. We also lost a hose on one of the trucks, but due to advanced planning, had one on hand. This enabled the truck to get back on the road in less than an hour.
- The request for our grant money from the Colorado State Forest Service has been submitted. It has routinely taking around a month to receive the check, and as decided last month, it will go into the Operating Budget under Forest Management, and provide funds for tree removal for the rest of this fiscal year. We may still need to tap reserve funds but will not know that for sure until the Little Columbine Creek area and the nature trails are done.
- One of the furnaces that controls the heat in the shower rooms and T.V. room stopped working during one of our below zero streaks. The problem was traced to a faulty thermostat which was replaced by the staff for around \$60.00.
- The Service technicians from Hydrodynamics repaired the swimming pool light. They also attempted to repair the jet switches on the spa, which was malfunctioning. They worked for a period of time but have now failed again. There is a call for repair as soon as possible, and we may have to replace either the switch or the relay.

- **VII. Administrator's Report:**

- Our Workers Compensation Experience Rating was received and we were rated .95 which will decrease our premium by 10%. This may save up to \$500.00 annually. This rating is based on safe working conditions and absence of claims.
- The 2007 Clubhouse usage charts were reviewed and the only showed a small increase of guest card usage verses owner card usage. Overall, it indicated only a minimal increase in clubhouse usage.
- Our application for a Treasurers Deed in Block 9, Lot 4 was not accepted due to redemption by the lot owner. The tax lien money, plus interest and the \$600.00 application fee have been returned to C.L.C.C. by the Grand County Treasurers office.
- The boat lottery winners are listed on our website in news.htm.

- **III. Unfinished Business:**

- The Board continued its review of the new owner card policy and related systems. We have a name of a vendor who can provide a web demo on the Easy Lobby system which on paper seems to be exactly what we are looking for. The staff plans to view the demo, and discuss pricing in more detail. **A motion was made and passed to purchase the new card system at a cost not to exceed \$5k in cost and e- mail the Board members with a final proposal and costs prior to purchase.**
- Smaller trees will be purchased for planting in community areas instead of larger trees. The funds will come out of the Forest Management category and mitigate the loss of trees that have been removed.
- The Chili Cook off will take place this evening at 5:45. Manager Ken Lund has purchased all the necessary items. We are hoping for a good turn out since the cook off was rescheduled from last week to this week, due to adverse weather conditions and road closures.

IX. New Business

- Immediate following this meeting the Board will discuss Long Range Strategic Planning.
- The bathroom addition at the clubhouse is expected to be revisited. The addition is expected to also include a storage area for tables and chairs.
- The clubhouse pool and the cost of a new salt water sanitation system will also be discussed.

- A new bike rack for the office area is scheduled to be purchased this spring.
- The Board discussed the possibility of adding additional canoe racks, but there is no place to put them.
- The garage and property located in Block 9, Lot 29 is on the market for sale. Mr Pete Varga submitted a number of options to the Board to review in connection with his potential purchase of the garage and property. The Board reviewed the options, but took no formal action, as it was unclear as to the status of any negotiations and legal review would be required. Manager Ken Lund would advise Mr Varga that the matter would be stayed until he has a tentative agreement with Mr Lied and he has agreed to cover any C.L.C.C. legal review costs.

X. Adjournment

- The regular meeting was adjourned at 10:32 AM. and will be followed by the Long Range Strategic Planning session.

Respectfully submitted,

Terry Rotter, Administrator
Columbine Lake Country Club, Inc.