WEST ALMANOR COMMUNITY CLUB

BOARD MEETING MINUTES

Tuesday, June 25, 2019

9:00 AM

Clubhouse, 111 Slim Drive

**Directors Present:** President Phil Springfield, Vice President Frank Neth, Treasurer Kathy Hass, Secretary Kim Mullikin and Director at Large Jim Regimbal

**Staff Present:** Golf Course Superintendent & Facilities Manager Josh Voboril, ProShop Manager Brandie DeRuiter, Restaurant Manager Antonio Mejia,Association Manager Jennifer Treff and On Site Office Manager Sonja Anderson

1. **Call to Order:** A quorum being present, the President called the meeting to order at 9:00AM.
2. **Approval of the Regular and Executive Session Minutes from May 28th:** The minutes were approved as written. Under Contracts in Executive Session Almanor Welding and Auto was approved to do the welding work for the new awning, John Wharton’s estimate to spread the ash piles was approved, Universal Electric was given permission to repair the golf cart charging stations, new cameras were approved for the Clubhouse. The WACC web page was discussed with no action. The contract with Aramarak was discussed with no action taken.
3. **Announcements:**
4. **Correspondence:**
5. **Staff And Committee Reports**
6. **Association Manager:** There are 22 delinquent accounts. There have been no new reserve expenditures. There have been no new CC&R violation letters sent. 39 member common area passes and 29 temporary common area passes were handed out last month.

1. **Golf Course Superintendent/Facilities Manager:** The course is in great shape. The tennis courts get blown off bi-weekly. Everyone is working hard getting ready for the 4th of July. The crew has been working on reseeding where grass is missing around the cart paths. There were water issues with the irrigation at the rec area and tennis court area but have all been rectified. Employees have been trimming trees around the golf course as well as removing rocks to make mowing easier.
2. **Almanor West Grill:** The Grill is doing well. The Welcome Back Dinner was a success with lots of compliments. There will be a Hot Dog and Bag of Chips $6 special on the 4th of July. The restaurant will be closed to regular business that day.
3. **ProShop:** Proshop Manager DeRuiter reported that the revenue is up from last year. The ProShop has been selling lots of merchandise. Aaron Gausemel’s lessons are being very well received. Contact the ProShop if you are interested in lessons. Tuesday Night Scramble is a great time to golf. The cost is $20 with a cart. Sign up today. The ProShop restrooms have been completely remodeled. The new range picker is wonderful! The new yellow range balls are out at the driving range. The Auxiliary was thanked for the new window coverings, cabinet and mirror.
4. **Architectural Committee:** There have been 5 tree removal requests approved, 1 addition and deck expansion approved, 1 addition and garage pending approval, one generator/pump house placement pending approval.
5. **LAWCC Auxiliary:** There was a good turnout at the Welcome Back Dinner, 57 dinners were served. Carin Root, the waitress was thanked for her hard work. The Ice Scream Social is immediately following the annual meeting July 7th. Hot August Nights is coming up. Watch the bulletin boards for more information. The Auxiliary has purchased 4 new benches for the Sport Courts, and a cabinet, mirror and window coverings for the ProShop. Membership is down. The WACC Board authorized the transfer for the Auxiliary dues from those delinquent accounts that didn’t pay their late fees but did send in their $20 for Auxiliary membership. (M/S/P 5:0) The new 2019 Auxiliary Directory will be handed out at the Annual Meeting on July 6th.
6. **Treasurer’s Report:** There was no treasurer’s report. The report will be given at the annual meeting on July 6th at the rec area.
7. **Firewise 2019 Update:** Call 911 if an unattended fire is observed. Cal-fire will come out and enforce fire safety. Firewise information and the Community Chipping Program information will be available at the annual meeting. Volunteers are being sought for the Community Chipping Program. Common area cleanup around the entrance is needed. The committee and the Fire Department are coming up with an emergency evacuation plan. The Fire Department will go through the neighborhood to let people know about any impeding danger. Sigh-up for Code Red.
8. **Old Business:**
9. **Policy 22 – Assessment Collection Policy:** Different collection policies were discussed with the Association Manager being asked to bring back the one labeled “proposed collection policy” to the next meeting with current practices put into the document. The attorney will verify the documents legality. Davis Stirling states that it is the date of receipt not the date of postmark that is the determination whether an assessment is delinquent.
10. **New Business:**
11. **Request to Rescind Late Fees:** No action taken
12. **Members Forum:**
13. **Adjourn Meeting:** The meeting was adjourned at 10:38AM. Next Regular Board Meeting – July 23, 2019 at 9AM at the Clubhouse

Respectfully Submitted,

Kim Mullikin, Secretary

As Prepared by Sonja Anderson

On Site Office Manager