

**Terry Lake Recreation Association  
P.O. Box 215  
Fort Collins, CO 80522**

**Board of Directors Meeting – January 20, 2011**

**APPROVED - Meeting Minutes - APPROVED**

**In Attendance:**

<u>Yes</u>	Mary Nowak, President	Terry Cove
<u>No</u>	Jack Lundt, Vice-President	West Side
<u>Yes</u>	Joe Bent, Sec/Treas./Bus Mgr.	Terry Point
<u>Yes</u>	LeeAnn Bayer	East Side
<u>Yes</u>	Dan Meyer	Terry Shores
<u>Yes</u>	John Marowitz	Terry Point
<u>Yes</u>	Todd Boyt	Terry Shores
<u>Yes</u>	Tex Anderson, Alternate	Terry Point
<u>No</u>	Derek Harvey, Alternate	Terry Shores
<u>No</u>	Randy Wassell, Alternate	East Side
<u>No</u>	Mike Wilkinson, Alternate	Terry Cove

**1. [Mary] Call to Order: 7:00 PM**

**2. [Mary] Quorum Count: Voting board members present: 6**

**3. [Joe] Reading and approval of the minutes from October 20, 2010, Board of Directors meeting.**

**Motion:** John moved that the minutes of the October 20<sup>th</sup> meeting be accepted as presented.

**Second:** Todd

**Vote:** Unanimous

**Action Item:** N/A

**4. [Mary] Informational recap of on Status Meeting of Lease Negotiations held on 12/11/2010**

Mary reported that an impromptu and informal meeting was held on Dec. 11<sup>th</sup> to update the board members on the status of the lease negotiations. She indicated the LWRC was willing to think in terms of a five year lease instead of the 15 years proposed by TLRA. The term of the lease was the only item of concern to LWRC. Mary indicated to Tim Dow, attorney for the LWRC, that she would discuss their proposal with the board and get back to him.

**Motion:** N/A

**Second:** N/A

**Vote:** N/A

**Action Item:** N/A

**5 [Joe] Financial Report**

Joe reported that for 2010, TLRA basically broke even with a "loss" of \$75.06. He indicated that he will prepare a draft budget for 2011 once the new lease is signed and he can get estimates for the association's major expenses such as insurance, weed spraying, etc.

**Motion:** LeeAnn moved that the financial report be accepted as presented.

**Second:** Joe

**Vote:** Unanimous

**Action Item:** Joe will include a copy of the 2010 Income Expense Report as an attachment to these minutes after they are approved for posting to the website.

**6. [Joe] Update/Correction of 1<sup>st</sup> National Bank TLRA Records**

Joe reported that he had difficulty getting a report of the interest earned from the bank because the names of previous officers had not been removed from all accounts, nor had the names of the new officers elected in 2009 been added to all accounts correctly. The local branch manager of 1<sup>st</sup> National Bank researched the problem and has indicated the steps that needed to be taken to correct the situation: (1) TLRA needs to formally document in the minutes of a board meeting the fact that the names of the previous officers are to be removed from all TLRA accounts and those of the new officers added and (2) that new signature cards need to be signed.

**Motion:** Joe moved that (1) 1<sup>st</sup> National Bank be requested to remove the names of Harold Anderson, David Pusey, and Alan Cram be removed from all TLRA accounts with 1<sup>st</sup> National Bank and (2) that the names of the officers elected at the January 9<sup>th</sup>, 2009, board meeting be added to all TLRA accounts, namely Mary Nowak, President, Jack Lundt, Vice-President, and Joe Bent, Secretary/Treasurer.

**Second:** John

**Vote:** Unanimous

**Action Item:** Joe will get the signature cards signed and then provide the bank with the paperwork necessary to correct their records.

**7. [Mary] Lease Negotiations**

Mary reported that she had received a letter from Tim Dow of The Dow Law Firm indicating that the LWRC was willing to accept the lease extension/addendum proposed by TLRA but with a term of five years, not 15 years. The proposal offered by TLRA called for lease payments of \$35,000 for 2011 and then increasing by \$1,000 for each of the succeeding four years. This is basically a continuation of the current annual increments. After some discussion, the board decided to accept the revised terms.

**Motion:** Joe moved that the counter offer proposed by LWRC be accepted.

**Second:** John

**Vote:** Unanimous

**Action Item:** Mary will sign the addendum and have her signature notarized. Joe will then deliver it to the Dow Law Firm.

**8. [Joe] Amended Request for Erosion Control Matching Funds**

Joe reported that the cost of materials for the erosion control project near the fire pit by the Point Town homes was much higher than originally thought – approximately. There was some discussion as to whether the project was just erosion control or also included some enhancements. Dan mentioned that the cost of just bring in rip-rap by truck for erosion control by truck would probably exceed the cost of materials for the proposed project considering the sweat-equity and donated services that would be provided members to do the work. It was also mentioned that rough rip-rap could be a safety issue in a frequently used area. There was also a request for project plans and some discussion of what projects required plan approval by the board or certification of an engineer. The consensus was that Joe should come back to the next meeting with plans/sketches of the proposed design for board approval. Beyond that Jack would check with Greg to make sure there were no objections from the LWRC side

**Motion:** N/A

**Second:** N/A

**Vote:** N/A

**Action Item:** Joe will prepare plan.

**9. [Joe] Rules and Regulations Updates and Signage**

There was a discussion of what was appropriate for signage but no final conclusions. The question of a no trespassing sign during breeding season but no vote or further action. Joe mentioned that he had the Zebra Mussel warning signs donated by the Department of Wildlife and they were ready to be installed. The only action item to come of the discussion was that Joe will prepare a list of recommended items that came out of the discussion at a prior meeting with our insurance agent.

**Motion:** N/A

**Second:** N/A

**Vote:** N/A

**Action Item:** Joe will provide a list of recommended sign items as a result of the comments and recommendations of our insurance agent.

**10. [Dan] Topic**

Dan mention the need to repair or possibly replace the buoys marking the outlet. He will investigate and get back to the board.

**Motion:** N/A

**Second:** N/A

**Vote:** N/A

**Action Item:** Dan will investigate.

**11. Set next Board meeting date:** The next board meeting will be either the 15<sup>th</sup>, 16<sup>th</sup>, or 17<sup>th</sup> of February based on the availability of the meeting room.

**Motion:** N/A

**Second:** N/A

**Vote:** N/A

**Action Item:** Joe will check on the availability of the meeting room.

**12. Motion to adjourn at 9:30 PM**

**Motion:** John moved that the meeting be adjourned.

**Second:** Joe

**Vote:** Unanimous

**Action Item:** N/A