

MINUTES

CVPOC BOARD MEETING 12 AUGUST, 1995

The meeting was held in the Adult Lounge.

President Blatter called the meeting to order at 10:06 AM.

A quorum of Directors was present.

Ted Blatter - Director-At-Large	Chris Lampropulos - NE Sector
Billy Clark - Northwest Sector	Terry Tibbitts - East Sector
George Ansite - Southwest Sector	Carolee Blatter - S. Central Sector
Doug Barrow - Mideast Sector	Ray Dunning - Sailorman Sector
James McKay - Far West Sector	

Larry Jackson - West Sector was absent. North Central Sector is still without a Director.

The minutes of the July 8, 1995 Board Meeting were read by the Secretary and corrected to show that Carolee Blatter, not George Ansite, was approved as a signer on the checks. Motion to approve as corrected by Barrow, second by Carolee Blatter. Passed unanimously.

Treasurer's Report was presented by Carolee Blatter. The checking account balance as of this date was \$12,481. A printout was circulated to the Board. Motion to Approve by Tibbitts, seconded by Clark. Passed unanimously.

CORRESPONDENCE

A letter dated August 4, 1995 from Ray Carson to the Board of Directors was read. Content was basically requesting repairs to his electric system be paid by the Park and he wanted reimbursement of dues for the period of time he has had the problem. He also wanted a retraction of his name listed as being in arrears in the minutes of the July Meeting, and wants the retraction done at a Board Meeting.

A letter from the Oregon Department of Justice, referring to Carson's complaint was read by President Blatter. The content of the letter was that Mr. Carson's problems appear to be in the hands of the Building Codes Division.

Billy Clark reported that he has checked Carson's lot with the Electrical Inspector, who determined that the lot was not in compliance with codes. It has been the policy of the Park not to furnish service to any lot not in compliance. The inspector was in agreement.

COMMITTEE REPORTS

1. The Rules and Regulations Committee will be meeting at 1:00 PM on August 14, 1995 in the Adult Lounge. Jim McKay urged members to participate. Irene Dover volunteered to serve on the Committee.

OLD BUSINESS

1. Lawsuits - The Carson case has gone to the Appeals Court. In the Gleespen case the Court ruled in favor of the Park on all motions. Judgment and foreclosure proceedings are going on now. A lengthy discussion of attorney bills followed.

2. PUC Hearing - The hearing has been postponed. Several reports have been sent to the Commission.

3. Security Gates - The City Fire Chief says that our gates were not wide enough for emergency vehicles, so the center post was removed. He also advised that they will be in no hurry to respond to calls when given a lot and block number. The 911 numbers assigned by the City must be visible. He suggested we install a device that will react to a siren and open both sides of the gates to allow entry. He also stated that the propane tank on some lots are too close to the units. Motion by Clark, seconded by Ansite, that a letter be sent to Chief Passenger asking him to state in writing a list of his requirements. Passed unanimously.

The card reader on the West gate is malfunctioning and will be replaced by the contractor.

4. Satellite Bath - Reports of odors, washing of animals, dry rot, and electrical problems. Motion by Ansite, second by Clark, to close the facility following the Labor Day weekend for a minimum of 30 days to repair the damage. A card reader may be installed in the future to replace the key system.

5. Boat Lot - Motion by Barrow that the boat lot be cleaned up within the next two weeks and made presentable for sale. Seconded by Ansite, passed unanimously.

6. Accounting Review - Will be ready next month.

7. Delinquent accounts - There are 21 delinquent accounts at this time. Motion by Ansite that liens be placed on all accounts that are in arrears of \$500 or more or 90 days or more, unless other arrangements have been made. Second by Clark, passed unanimously.

8. Parking Lot - The drainage line runs down Huckleberry Lane to a sump (780 feet). A portion of this line has collapsed, causing the parking lot to flood every winter. Most of the digging can be done by Park personnel and volunteers. Clark and Dunning will get things started right away.

9. North Central Sector Directorship - The Election Committee is to send one more offer to the Sector members. If no one comes forward, the Board will appoint a Director from within the Park.

10. Reserve Account - Balance on deposit is approximately \$22,000. A lien of almost \$5000 was recently paid and deposited to the checking account.

NEW BUSINESS

1. Discussion of Charge Accounts - Are they needed? Which ones should we have, etc?
2. FAX Machine - There is a FAX Machine in the computer, but it will cost \$150 per person to train in its useage. Motion by Clark, Second by Ansite, to ivestigate the possible purchase of a machine. Passed unanimously. A member then offered to let the Park borrow a machine for a period of time. The Board accepted the offer and the purchase is on hold.
3. Request by McKay that future rummage sales by the Park Activities Committee be advertised in the local paper and the sale be open to the community. McKay put the request in the form of a motion which was seconded by Ansite. Passed unanimously.
4. The owner of Block 7, Lot 6 has requested permission to extend a fence on the west side of the lot. Motion to approve by Barrow, second by Dunning. Passed unanimously.
5. The Park Trailer on the Boat Lot - Motion by Carolee Blatter that the floor be repaired, the trailer cleaned up, and sold as is for a minimum of \$1200. Seconded by Lampropulos, passed unanimously.
6. President Blatter will be meeting with the Park Attorney to discuss his charges.

Membership Input: There was a complaint by Georgia Dame regarding the low water pressure to her lot due to excessive watering by her neighbors. This matter will be looked into.

Motion to adjourn to Executive Meeting by Barrow, seconded by Carolee Blatter. Meeting adjourned at 11:27 AM.

Respectfully submitted

Terry Tibbitts  
Secretary