

Mission Bay Steering Committee Meeting

Oct. 10, 2011

The meeting was called to order by Chairperson, Jill Southerland at 9:00 am. Tim McKenna, Laura Hone, Jane Irwin, Rob Robinson and Glenn Gordon were present. Dennis Duty and Don Allen were excused. There were approximately 20 homeowners present.

Jill opened the meeting by welcoming everyone and related the deaths that had besieged Mission Bay the last few days, a homeowner Bev Machacek, Dennis Duty's sister and Cindy Dunshee's mother. Many homeowners will be attending Bev's funeral this afternoon.

Due to the above events ,Jill announced that the Ad Hoc Committee would not be presenting their report and there would be no Developer's Report.

The meeting then started with a lively discussion about some of the e-mails that had been circulating around among a few people. It was not understood how some of the information had been received and clarification was asked for. After much bantering back and forth Jill ended the discussion. She asked that in the future if someone has information that they want clarified to contact a member of the Steering Committee. It is important that we have better communication among our homeowners.

II. The minutes of the September meeting were approved as submitted.

III. Accountant and Manager Reports

Kari gave a written report to the Steering Committee members of past due accounts. However, she stated that most of them would be cleared up by the end of the month. She stated that there were a few that we may want to take to Small Claims Court. She was asked to give these to the Steering Committee at their next meeting to decide which ones looked like we might have a chance of collecting. The first claim would cost us \$ 500 but after that we may be able to file them in house and not have a need for a lawyer.

Our budget is on target for this year; however, if we have a bad early snow season we would go over budget on Snow Removal. The Community Center budget currently has a savings of \$ 2,194. The Pool maintenance which was planned to be done in 2012, per the Reserve Study, is costing \$ 4,175 and will be charged to the Reserve Fund this year. If we have a savings this year in the operating budget we will carry it over into the 2012 Budget Year.

The Reserve Study for the Master Associations will be completed during this winter. The Reserve Study for the Community Center was completed this year and is available for anyone to look at. The Finance Committee will look at the results of the Study and make a recommendation for the additional Reserve funds needed during the next five years. Their recommendations will be presented to the Steering Committee early in November and to the membership at the General Meeting held in December.

We have a new cleaning person for the Club House and Glenn found a new company to purchase our paper supplies from which will save us \$ 177 per year.

Glenn report that the pool work will be completed this week and the Tennis Courts will be closed down within the week.

The irrigation system is being blown out. Additional signs were installed in the Preserve.

The Duck hunting taking place in the Preserve area has been discussed but no solution to stop the hunting has been reached. Dennis has talked to Roger and they are planning on meeting with the City Manager, Todd Crosset, when Roger returns. The city attorney says that guns on public property are legal in the State of Montana, so walking across the golf course to hunt in the Lake is legal. However, hunting in the Preserve is not legal . If they stay on the lake that, as of now, is legal. We may have to meet with the Golf Board to raise our concerns.

III. Old Business

At the request of the Finance Committee last year Kari and Glenn kept track of the time they each spend on each sub-association and have allocated the cost

figures by sub-association. The Finance Committee will review the figures at their meeting and decide if allocating these costs would be appropriate.

Rob met with the owner of the home on Montana Landing regarding his replacement of the siding. The owner has hired a contractor to replace the siding to meet the standards of the sub-association.

VI. Standing Committee Reports

The CC&R's Enforcement Committee.

The homeowner with the outside window air conditioner will be removing the conditioner, but has asked that the Committee review the standards currently in our CC&R's.

A letter to all Homeowners has been written concerning rentals.

Complaints concerning violations are to be sent to Glenn either in writing or via e-mail.

The committee will be reviewing the permit procedure for use of the beach area and see what changes, if any, need to be made next summer.

The Steering Committee made the decision that CC&R's

will allow boats to be parked in a driveway for 24 hours to load and unload.

VII. New Business

Tim McKenna is no longer willing to maintain the web site. Kari volunteered to include this duty in her job description. It is estimated it will take her about 1-2 hours each month and maybe less.

The meeting was adjourned at 11:25 am. The next open meeting is Nov. 14th at 9:00 am.