



**Lake Almanor Country Club
Board of Directors
Meeting Minutes
August 17, 2019**

Board President, Jim Craig, called this duly noticed regular meeting of the Lake Almanor Country Club Board of Directors to order at 8:30 am at Firehall #2. There was a quorum present with Vice President, Steve Fleming, Secretary, Ruthie Hinman, Treasurer, Ed Organ and Directors Doug Bui, Dale Kiriaze and Rich Rydell in attendance. Also, present were General Manager, Scott Devereaux and Recording Secretary, Brenda Stoner.

PRESIDENT'S REPORT:

Craig gave a short follow-up on OHV's and Golf Carts. He said at the meeting on August 10th, the Captain of the California Highway Patrol had told him that they are more interested in people that bring their golf cart or OHV outside the LACC gates and will ticket for violations on public roads.

Special Report

- i. Deer Creek Resources – Paul Lackovic

Firewise Committee Chair, Barbara MacArthur spoke about the Deer Creek Resources proposal for LACC's Wildfire Hazard Assessment. She welcomed and introduced Paul Lackovic, General Manager, of Deer Creek Resources and he gave his presentation.

Paul said his company was founded in 2011 and was initially a GIS mapping company and started doing Wildfire Plans in 2012. They have completed Hazard Assessment Plans for the Gold Mountain and Grizzly Creek communities. When they do a community hazard assessment, they use fire behavior-monitoring software, aerial photography and GIS mapping. They update fuel models and fire behavior models and come with about 5 surveyors to inspect parcel by parcel to identify issues within each property and then update the fuel models further to see exactly which areas will need the most work. They provide a spreadsheet with fuel models, types and recommendations for each parcel. The entire process takes them about 6 weeks (one week of surveying and 5 weeks putting the complete package together). A grant may be available for the community to do such a project, but would need to be looked into further by LACC. There were many questions from the members that Paul was able to answer.

MEMBER COMMENT:

None

SECRETARY'S REPORT:

Organ made a motion to approve the minutes of the July 27, 2019 regular Board of Directors meeting. Fleming seconded the motion which passed unanimously.

Organ made a motion to approve the executive session minutes of the July 27, 2019 Board of Directors meeting. Bui seconded the motion which passed unanimously.

Hinman read a statement that during the executive session of July 27, 2019 meeting, the Board of Directors of the Lake Almanor Country Club discussed legal and personnel matters.

CORRESPONDENCE:

None

FINANCIAL REPORT: Organ read the Financial Highlights to the members. The financial information can be viewed on the LACC website at www.lacchoa.com.

COMMITTEE REPORTS:

Architectural Committee Chair, Cliff Shelton, was absent. Committee member, Ralph Anderson gave the report. He said 2 variances were approved in July and 9 new Permits to Construct were approved (8 were large projects and 1 was a septic permit). He said the number of approvals for July were similar to last year at this same time.

Clubhouse Committee Chair, Joanne Ness gave the report. She said they had the Paint and Wine last Tuesday which was sold out and commented the appetizers were delicious. Monday, August 12th is the Moseley Family Wine Tasting and there were 55 people signed up as of Friday. They will have the Chuck Wagon Country Dinner/Dance on September 21st and a scavenger hunt and Halloween party in October. They have been working on updating the clubhouse and will be submitting costs to the board to consider for the 2020 budget.

Firewise Committee Chair, Barbara MacArthur asked the board what the committee needed to do in order to have the Deer Creek Resources proposal included in the upcoming 2020 budget and was told that it would be included in the 1st Draft.

Finance Committee Chair, John Oehler gave the report. They had a meeting on Wednesday August 14, 2019 and he asked for members to volunteer for his committee. He explained their committee does review the financial statements and said that everything is on budget. He said the minimum wage may affect each individual homeowner approximately \$30 to \$40 per lot. He discussed the reserve investments and said he will be attending the upcoming budget meetings with his Finance Committee.

Music Director, Carolyn Keaveney said there are only 3 concerts remaining. Freshmakers was a great band and they had people dancing from the start of the first song throughout the evening. Tomorrow is Keyser Soze, then Voo Doo Dogz on August 24th and Thunder Cover ends the season on September 1st.

Pickleball committee Co-Chair, Linda Rawson gave the report. She said Pickleball season doing really well and asked people to visit the Sports Center to see what they had for sale. The social is coming up on September 5th, bring your own drink and all are welcome.

Security Committee Chair, Phil Culcasi gave the report. He said their last meeting was Saturday, August 10th and the OHV committee attended as well as Plumas County Supervisor, Sherrie Thrall. The committee was asked to work on several issues to make the community safer.

Tennis Committee Chair, Kristy Cox gave the report. She said she has some requests for repair; a water fountain at Court 1, a repair kit for fixing cracks in all courts and some paint. They will be asking for parental volunteers when the juniors play in the proposed free play. They also are in need of new heavy-duty wind screens on the lower courts because the existing ones are falling apart and would like that to be in the upcoming budget for 2020. Clinics have ended but lessons are still going on and Karl has done a superb job. The next meeting for the committee is Tuesday, September 17th and all are welcome.

GENERAL MANAGER'S REPORT:

Devereaux said the office is going through some changes to take advantage of everyone's skill sets and try to make the office more efficient.

Zito bought CalNeva on August 1st and he will try to talk to them soon regarding the cable agreement.

The second set of Pen Fire inspections on improved properties are being done now and the ones that have not complied will be turned over to CalFire for enforcement. Vacant lots will be turned over to LACC.

Golf invitationals went really well and the Lovey Dovey's have been highly attended. The Golf Course looks great.

Road work has been slowed down for lack of road contractors. He and Bagby are looking at a company out of Redding and got a much higher bid for the work, so the plan may change for which road work will be completed this year. It may be parts of Lassen View along with their feeder roads and Lynx. There is a second company from Reno that came down yesterday and met with Bagby and he will have more information on that next week. The work should take place in mid-September. Maintenance has started work on the 14 acres which will be a slow process since they will need to divert people to do road work.

The Sports Center is open.

Food & Beverage is over budget by \$13,000 in revenue as compared to last year and had a profit of \$11,000 for July, which seems to be moving in the right direction. A member asked if they would be able to use the paving contractor that we select to do driveway projects on their own properties while they are here and Devereaux said he thought that would be fine.

OLD BUSINESS:

OHV's

Update. Several people met with County Supervisor, Sherrie Thrall to discuss amending an ordinance though Plumas County regarding California Vehicle Codes. She is not thrilled because of the liability they would have. She is consulting with their attorney, Craig Settlemire to get his views. OHV Committee Chair, Scott Rasner said he is working on a plan where a private community can contract with a local law enforcement agency for a fee to get them to drive through the community. The committee will look into this and then contact the Sheriff's office to see if the county can repeal the ordinance so LACC can contract with the county to do certain things. Rasner has contacted people at a State level and thinks that LACC would be able to designate an area within the Country Club so that OHV's could use the LACC roads within a 3-miles of this designated area for meetings, picnics, and other things. Devereaux said he is continuing to try and see a way around this issue.

Unbudgeted Capital Expense

i. Golf Course Generator

Devereaux said that we have contacted several large companies and found out that we can rent large generators but these companies are getting flooded with other businesses like ours and isn't sure if one will actually be available when the power does go out. He suggested we ride it out this year but install the quick coupler so we can hook up to a generator if we can get one. He thinks for long term, we should add the purchase of a generator into the budget for next year.

NEW BUSINESS:

Unbudgeted Capital Expense

i. Dishwasher Bar

There is a company in Chico that services our existing dishwashers with the chemicals that recommended a new dishwasher and will extend the warranty for an additional two years and continue to service the unit for the life of the machine without a service call and we would only pay for parts. The cost for this new dishwasher is \$5,986 plus tax and freight. Kiriaze made a motion to allow staff to purchase the new CMA-GLC Rotary Glasswasher for the bar. Hinman seconded the motion and the motion passed unanimously. A comment was made by Joanne Ness that the Woman's Club paid for the last dishwasher that was purchased in 2015.

FerrellGas Agreement

Brenda and Scott met with the people from FerrellGas and talked about the five year agreement which was previous signed. Devereaux said we can not sign five-year agreements. We can only sign three-year maximum agreements per the governing documents. This agreement is a two-year agreement and has a 5-cent increase and a 70-cent savings over most propane companies. A member said Ferrellgas is great to deal with and their service is wonderful too.

Organ made motion to approve the two-year agreement with FerrellGas. Fleming seconded the motion which passed unanimously.

This meeting adjourned at 9:45 am to Executive Session to discuss Personnel. The next regular meeting of the Lake Almanor Country Club Board of Directors is scheduled for September 21, 2019 to be held at Firehall #2 at 8:30 am.

Respectfully submitted,
Brenda Stoner
Recording Secretary

Approved:


Ruthie Hinman, Secretary