

**Woodburn Estates & Golf
Board of Directors Meeting
December 12, 2024 – 1:30 pm**

Motions

Motion #1

Treasurer Allan Lindberg: I make a motion to approve the following for the budget committee. Connie Watt, Jan Petroski, Mike Hachquet, Stan Maier, and Mike Hepburn.

Motion #2

Treasurer Allan Lindberg: I make a motion to approve the 2024 WCF budget and the 2024 Reserve planned expenses.

Motion #3

Treasurer Allan Lindberg: I make a motion to purchase a Formax 300 Paper Folder model FD300 for \$765.00.

Discussion: A paper folder machine can fold up to 7,500 sheets per hour. The office will soon be mailing out annual statements to each homeowner in Senior Estates Golf and Country Club. Normally, the statements for 1,510 are folded by hand, which is very time-consuming to complete or pay the expense to have the local printer perform that task. Modernizing the office with the proper tools will eliminate the cost of the local printer to perform that task or the labor of folding by hand.

Motion #4

VP & Activities Director, Sharyn Cornet: I move to approve the use of money from the Activities account to replace the flooring in the restaurant.

Discussion: The Activities Committee would like to give a gift to the community from the money earned from their events. After much discussion of different possibilities, it was decided that the gift that they wanted to give was to replace the flooring in the restaurant. It is a wonderful opportunity to do something that will make a big impact both for our community and for those who come from outside the community to eat at the Country Cottage.

The current floor is carpeted, and it is on the reserve study to change in 2025. It was recently cleaned by Stanley Steamer, but the stains and discoloration are still visible. It was suggested that it could be cleaned again by ChemDry which would be a deeper cleaning and 'could' give better results. However, we know that any 'cleaning' is only a temporary solution. The Activities Committee would like to take its own money and totally pay for a brand-new floor.

In our governing documents, Sop 2.5.2-B specifies that the condition of the restaurant is to be a coordinated effort between House Director, Activity Director and Golf Director. This is one way for the Activities Committee to help improve the condition of the restaurant by bearing the cost of the floor replacement.

Activities did a lot of research and investigation on this project. We spoke to 4 companies to get costs and bids. A member of this community with many years of experience recommended Woodwork Unlimited. We met with the contractor. We investigated the contractor for his CCB license, insurance, and liability. Everything was satisfactory. The number one product that was recommended for restaurant areas was 'Luxury Vinyl Plank' or "LVP".

The payment of this project would come from the activity funds that we have collected over the last 6 years. We want to make it clear that this money does not come from HOA dues. It is from the money collected from the events where you paid \$6.00 to attend. We want to give something that improves our whole community and makes us proud to meet people for lunch at the restaurant.

A side note: This will not use all the money in the Activities Account. We are still leaving money for the new committee to use.

Motion #5

Marketing PC Director Sherman Lackey: I moved to have Senior Estates Golf & Country Club register a new domain name.

Discussion: Register a new domain name that better reflects our business using a simple acronym instead of a long name.