

EMRA REGULAR BOARD MEETING MINUTES

March 15, 2022 – ZOOM – 6:00 PM MST

1. Call to Order (President) at 6:05 pm

2- Attendance: (Secretary): Cliff, Jeanne, Julie, Bruce, Davy, Randy, Chris, Scott

3- Approval of Agenda (Board) – Approved by all

4- Approval of prior Board Minutes: Approved by all

5- Committee Reports:

1. **Financial Report: (Treasurer/ V.P.) As of 2-28-2022 – Davy had already sent to Board.**
Checking acct balance: \$117,380; savings: \$31,084. Outstanding receipts approx. \$18,000 – mostly special assessments. Finance committee will start working on 2022 Budget.
2. **Water-(Scott & Chris) Scott indicated we have some water violations with lead/copper. Committee will send out Consumer Confidence Report/Survey to affected homes to fill out and process. This will add 4 other water tests that are now required by the State.**

Scott, Chris, Trish and Bruce will be putting together a S.O.P. guide for the water committee so all work can be done by committee rather than going to Board each and every time.

Need to test lake water for hardness. Also we have switched 100% to lake water. Testing of lake water will drop nitrates to below State standards. This will be a great thing.

Pump in cistern is too powerful at 1.5 hp – will be switching out to a ¾ hp at the cost of approx. \$1,400. Julie moved to approve expense; Jeanne 2nd – all in favor.

We now have power transfer in box, plug ins, cameras, wifi connection in Well House and will be installing lights to remain on full time and water leak detection equipment. This will make water committee's job much easier.

3. **Lake- (Joe T.) Joe not attending – no report.**
4. **Roads- Curt Houchin – Curt not attending – no report.**
5. **Fire/Trash/Slash- (Julie) No report**
6. **Architectural- (Secretary/Marla) No report**
7. **Gate/Codes- (Randy & Curt H) No new information**
8. **Storage/Beautification- (Julie) No report**
9. **Echo Lodge- (Cliff) Closed for Season.**

Old Business-

1. **Julie and Curt will remain on Board as of Annual Meeting. Bruce will have completed his one year obligation. Davy, Jeanne, Randy and Cliff will not be continuing on.**
2. **Bruce will get with Bylaws, Rules and Regs committee for new wording on terms of service**
3. Forgot to address issue of Solar Panels from last meeting.

New Business:

1. Request Zoom account. Bruce will investigate different options for meetings. Zoom requires internet and Lodge does not have internet. Also Teleconference is hard for all to hear.
2. Water Tap Fees: Lots for sale are not provided with water system accessibility, in some cases. Will check into number of taps available and per Article VI Water System, Section IV of the Bylaws it states that "property connections ... will be done by the Board in light of their financial condition and the necessity of the same". Therefore, lots may or may not be able to connect to water unless they pay for it themselves.
3. Annual Meeting Date has been set for Saturday, July 9th, 2022 with Pot Luck.

Next Meeting will be held April 26th, Tuesday at 6 pm MST via ZOOM

Adjourned at 7:00 pm

Jeanne Cavanaugh

Secretary

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