

CAUSEWAY ON GULL
BOARD OF DIRECTORS MEETING
January 12, 2013

1. The meeting was called to order by Association President, Mark Nagel. Also present from the Board were Pat O'Hara, Gloria Williamson, Glen Johnson, Doug Johnson, Bob Edstrom, and Dennis Nordstrand. Daryl Luthens and Steve Wagner were absent. Ad Hoc Committee members present were Roy Jensen, Rob Hanson, and Laura Johnson. Joe Lanz and Chuck Standfuss were absent. Legal Counsel, Dick Hawke, and Narveson Management representative LeAnne Rundhaug were also present.
2. A motion was made and seconded to approve the minutes of the Annual Meeting for distribution and of the Meeting Before the Annual Meeting, both held November 18, 2012. The motion carried.
3. Management Report:
 - A. Management is working on getting the pool work scheduled for next Spring.
 - B. The landscaping work for behind the six-plex will be completed next Spring.
 - C. LeAnne reported that several owners are asking if the \$400 bonus weeks will be available for the Fall. Following discussion, a motion was made and seconded to make weeks 37 through 50 available to owners for \$400/week. The motion carried. A notice should be posted on both the Causeway Facebook page and the web-site.
 - D. It was reported that several owners are upset because Causeway Development never recorded their Warranty Deeds and they are unable to obtain a duplicate. There was discussion regarding what action the Association could take on their behalf. Rob, Mark, Dick, and Bob volunteered to discuss the issue further and bring a recommendation to the Board.
4. Committee Reports:
 - A. Finance Committee – Dennis reported that the Association ended the year financially where expected. \$200,000 is still owed on the line of credit but it will be paid off by the end of the month. Vacation Ownership For Less has helped with the collection effort because owners need to be current or on a viable payment plan to list their interval for sale. He feels that at least \$50,000 will need to be raised through rentals and sales to get through 2013. Doug shared some information with Dennis that might be helpful for budgeting in the future.
 - B. House and Grounds Committee – Management was directed to:
 - Schedule the roof on unit 5/6 to be replaced in the spring.
 - Secure a contractor to complete the pool repairs prior to Memorial Day.
 - Have the windows replaced in another unit. A different contractor should be obtained if necessary.

Glen reported that he is looking into options for internet. The best option would be to try and get internet, cable, and telephone service bundled through one entity. The Association is still under a two year contract with Integra for telephone and he needs to check into what other commitments there are. He questioned if internet should be available at the cabana and indoor pool. The Board asked that he obtain bids separately for all locations.

- C. Communications Committee – Pat reported that the newsletter is finished and will be posted on the Association web-site. The Board asked if he could still include the information about the Fall bonus weeks being available to owners for \$400. It was also suggested that a note be added encouraging owners to post pictures on the Association’s Facebook page.
 - D. Policy Committee – Bob reported that the committee will be reviewing the policies once they receive them from Dick. Dick should send them to Bob, Doug, Chuck, and Mark. (the policies have been delivered)
5. Old Business:
- A. Doug mentioned that the issue regarding purchasing golf carts or leasing is unresolved. Dennis reported that there is only about 1 ½ months that there is a high demand for golf carts so there doesn’t seem to be a real need to justify adding more carts at this time.
6. New Business:
- A. Motions were made and seconded to nominate and elect Mark as President, Steve as Vice President, Pat as Secretary, and Dennis as Treasurer. The motions carried.
 - B. A motion was made and seconded to leave the committees as they are. The motion carried.
 - C. Doug reported that Vacation Ownership For Less currently has 82 Causeway intervals listed for sale, 9 have sold, and 1 sale is pending. The prices range from \$1 to \$12,500 and there are a good range of units and weeks available.
 - D. LeAnne reported that she received a call from an owner to let her know of another new scam company and commended the Board for raising awareness about scam companies to the membership.
7. A motion was made and seconded to adjourn. The meeting adjourned.