

## Member Update 5-24-23

Dear Tides West Community Association members,

The Board held its regularly scheduled meeting this past Saturday. Highlights are below:

1. Tim will check with the county to determine if there is a possibility that they will redo or repair the chip-coat on the roads that are deteriorating on the lake side. More information to follow.
2. Michele will check with the county to determine ownership and responsibility for the road/easements? South from 194<sup>th</sup> on both sides of the highway.
3. The board voted to file liens on two properties whose members are seriously delinquent in annual dues. One party has reached a contractual agreement to make monthly payments on the balance due until caught up and the lien will be postponed pending honoring the contract.
4. We tried Google to allow people to connect remotely to our meeting. One board member did connect remotely, but one member had difficulty connecting and finally gave up. Let me suggest two ideas to make sure you get connected; Give me a heads up by email at least the day before the meeting so we can look for you and get you connected. If you still have difficulty, call me on my cell phone and we will stop what we are doing to get you connected.
5. The Archives Committee presented a document showing the kinds of documents that, according to State regs, we are required to keep and how long we need to keep them. We decided that we would clean out the storage shed at the park and frame in a small space with a locked door to store our documents in plastic, waterproof boxes. We will be having a board work party on June 3 at 11:00 to clean out the storage shed.
6. We decided to revive the annual member meeting picnic this August. Although this is not an association sponsored event, Board members will be pitching in to provide hamburgers and hot dogs. Members will need to bring your own beverages and are encouraged to bring a dish to share.
7. The Board passed on the following revisions to our Bylaws to first receive legal review from our attorney and then be put to a vote of the membership at our annual member meeting on August 19. Specific language will be made available to members after the legal review.
  - a) There are five simple changes that eliminate gender specific pronouns so we do not automatically designate owners or board members as "he."
  - b) There are included definitions of a "member not in good standing" (based on the accumulation of unpaid of dues and other assessments). An added paragraph also gives the board authority to restrict privileges of those members "not in good standing."
  - c) There is language added to allow members to opt for email notices of meetings rather than requiring all notice to be sent by regular mail.
  - d) There is language restricting membership on the board of directors to members of the association.
  - e) There is the elimination of two sections of irrelevant or unnecessary information.
  - f) There are some changes to Article VI to assess for special assessments based on membership, but to assess annual dues based on individual lots.
  - g) There is an added paragraph in Article VI that requires the board to file a lien when delinquent debt reaches a certain amount.

All of the above will be subject to an up or down vote by a majority of those in attendance at the annual meeting.

Unapproved minutes of the meeting will be posted on the web page in about a week. If you have questions or concerns, please post them on the Tides West Community Association web page so that all board members will see them.

Enjoy your summer,

Tim