



Sunland News



Fall 2006

October Board Meeting

The board meeting was held October 21 with Jack Kling, Jim May, Doug Shorb and Jack Bielinski present: Phil Meenach, Ken McNeal, Ron Dicklin, Mike Moran, & Scott Seely were absent. Because a quorum (five board members) were not present, matters requiring a vote were not addressed. Reports were heard from officers and committee chairmen present.

For personal reasons, Ken McNeal resigned his position on the board. The next board meeting will be February 17, 2007, at which time his replacement will be appointed to complete the fiscal year.

Financial: Jim May announced that the end-of-year financial report showed some accounts were over budget while others were under. Expenses for last fiscal year were covered leaving a small surplus, which will be transferred to the water project account as approved by vote at the annual meeting.

Park & Pool: Jack Bielinski reported that he and Mike Moran are still seeking bids to resurfacing the bathhouse walls and floors, and pavilion improvements. (See "Requests for Bids" on this page.) Arborvitae have been planted around three sides of the portable toilet pad and a drip system installed to irrigate the plants. The park has received winter fertilizer. The horseshoe pits will be renovated and the posts concreted in to prevent the vandalism that has been occurring.

Jack suggested some new family-oriented community entertainment and events for next summer. Details will be ironed out and announcements made at a later date.

General Maintenance: Installation of the fence slats was completed by Tony Bielinski and Mitch Kling, sons of board members Jack Bielinski and Jack Kling. They did a great job during very hot weather. The board extends their thanks and appreciation to these recent high school grads.

Water Maintenance: Broken stop and waste valves will be removed and a meter vault and crossover installed in preparation for installing meters at a later date. Cost to members requiring this service will be \$800. To prevent broken valves, homeowners are asked to call the office (509-785-3100) or email (sunland@nwi.net) for service when water needs to be turned off or on. No charge will be made for this service.

There have been several frosty mornings this month indicating that now is the time to winterize your sprinkler system and home. Turn sprinkler systems off, blow out pipes, if necessary, and wrap outside faucets that do not automatically drain. Be sure to turn off water heaters for the winter if you turn off the water to your home.

2006/07 Water Project: Phil Meenach sent word that installation of the new 8" mains on Boyer and Lynn Streets

are nearly complete. A total of 6600 feet remained to be replaced, with about 5000 feet estimated for completion this fiscal year.

Wireless Internet & Sunland Website: Doug Shorb reported that Saddle Mountain Wireless will construct the tower base this week. The tower will be erected a week or two following. Costs to homeowners for wireless service are on Saddle Mountain's website, smwireless.net. Saddle Mountain will provide free service for the Sunland office and the website.

Next Board Meeting: Due to potential travel hazards during the winter months, board meetings are not held. Board members maintain contact through phone and email. Send your questions and concerns to the Sunland email address or phone them to the office and they will be forwarded to the board members.

The next board meeting will be held February 17, 2007 at the old office next to the fire hall. All Sunland members are encouraged to attend.

Request for Bids

The Sunland Board is seeking bids for the following projects. Bids should include costs of all materials and labor to complete the project. Projects will need to be completed prior to Memorial weekend 2007. All bids will be considered, and selection will be the decision of the Board:

- Install a pavilion ceiling to eliminate bird and bat contamination, and replace the sink and counter top.
- Resurface bathhouse floors and shower walls. Vinyl or tile surfaces will be considered for shower walls and a durable finish for the bathhouse floor.

Access to the bathhouse may be arranged through the office.

4th of July Celebration

The kids' parade, golf cart races, tennis and volleyball tournaments and fireworks display are tentatively scheduled for July 7—the Saturday following the 4th. In addition, there are some other "surprise" activities in the planning stage that will please everyone.

The office received lots of positive feedback and requests to make it an annual event. Many people asked if they could make a financial contribution to help defray expenses. The Board thought that was a great idea, so a 4th of July Celebration account has been established to receive your donations, no matter what amount you care to give. Thanks in advance for your generosity and continuing support of the community.

- Attention Homeowners- Broken & Leaking Water Valves

Most stop-&-waste valves are nearly 40 years old. Age as well as turning them off and on with homemade tools have resulted in many broken or leaking valves. Beginning immediately, please call or email the office to arrange for turning valves on or off. There is no charge for this service.

Community Info



- **Voters Registration Forms** are available at the Sunland office.
- **Park Trash Cans** are *not* for your personal garbage. And putting it in your neighbors' cans is even worse! Pack it out or sign up with Waste Management for pickup. It's cheaper than a 12-pack of beer! Thank you.
- **Doggie Walk Bags** are available in the dispenser on the south wall of the pavilion. Please make use of them when walking your dog at the park.
- **Water Meters** are required by the Health Dept. beginning October 1, 2006 for all new services. Cost to homeowners will be \$1500. Currently installed water services have 10 years to comply with State water meter requirements.
- **Reserving the Pavilion:** A \$125 deposit is required for reserving the pavilion. \$25 of the deposit will be non-refundable to help cover replacement of the deteriorating tables and chairs that are borrowed from the fire hall for pavilion activities. Deposit refunds will be reduced by the expenses for damage repair and trash removal. Pick up a reservation agreement form at the office prior to your event.

Thank You

Many thanks to Mark Hilliard for saving my beached inflatable dock after a wind storm.

Karen Penix

Newsletter by e-mail

You are encouraged to notify sunland@nwi.net to receive your newsletter via email. Over 100 members have signed up for this service, which is saving us many dollars for postage, envelopes and time. Thanks for helping us reduce our expenses.

FIRE and SAFETY



Sunland volunteer fire department is looking for a few good men and/or women to help fill their dwindling numbers. Applications may be picked up at the office. We need your help.

Planned Development Community

June Cade is working with Ron Dicklin to gather suggestions from members regarding their wants and wishes to be included in the Planned Development Community proposal.

- 75 feet of lawn and plantings allowed from property line toward river for recreation as well as fire break.
- 75 feet of lawn and plantings from high water mark toward property line.
- An 8' wide path between the 2 areas above.
- Boardwalk to the sandy beach at north end of Sunland.
- Parking and beach access at the north PUD lot for people using the north beach.
- Walking trail along the river and the switchbacks.
- Sandy beach at the park; remove the brush.
- Permission to cut brush and trashy trees that interfere with water view. Some lots can no longer see the river.
- Guest docks for boats at the park.
- Deepen the water at the park to allow beach access by boats; retain an area for kids to wade.
- Cut, gather and dispose of the slimy green growth in the water and on the beaches.
- Install picnic tables and benches at Sunland's beach access path at the south end of Section Avenue.
- A clearly written set of rules and acceptable improvements allowed on PUD-managed land between water view property owners' boundary line and the waterfront.
- Removal of noxious weeds from PUD-managed land.

"WOULDN'T IT BE WONDERFUL IF" LIST:

- Asphalt the roads.
- Have a midnight noise curfew Friday and Saturday nights. (NOTE: There is already a 10 p.m. curfew State law which Sunland has agreed to extend to 11 p.m. Excessive noise after 11 p.m.? Call 911.)
- Have a 9:00 p.m. noise curfew Friday and Saturday nights. (See note above.)
- Don't change anything.
- No more tickets for golf carts.
- Have Sunland purchase a party barge and provide shuttle service to the dunes on weekends.
- Outlaw motorcycles.
- Open a bar and restaurant.
- Have a sidewalk café gathering place.
- Put speed bumps on the roads.

Sunland property owners are encouraged to submit their suggestions to June via email, junenlucy@gmail.com or call her at 509-785-4270.

In Memory . . .

Roy Massey passed away October 21 following a battle with cancer. Roy worked on Sunland projects for many years. Our deepest condolences to his son Curt and grandsons Jeff and James and families for their loss.

Sunland Estates Financial Report—September 2006

End of Fiscal Year 2005/2006

	#124/#153 #158	#100	#114	#133	#134	#136 #135	#155 #157 CD'S	TOTAL
	SHELTERED CD'S	CASH ON HAND	CURRENT CHECKING	05/06 DUES	05/06 WATERMAIN	06/07 DUES	05/06 WATER 05/06 OP	
CASH BALANCE 9/01/2006	\$ 126,527	\$ 540	\$ 7,691	\$ 1,695	\$ 7,223	\$ 4,289	\$ 788	\$ 148,753
PRIOR PERIOD ADJ								\$ -
DUES RECEIVED				\$ 400	\$ 700	\$ 100,586		\$ 101,686
INTEREST	\$ 3,060							\$ 3,060
MISC				\$ 130	\$ 41			\$ 171
WATER HOOKUP								\$ -
FINANCE CHARGE				\$ 53	\$ 36			\$ 89
TRANSFERS	\$ (9,602)	\$ (40)	\$ 20,544	\$ 8,919	\$ 11	\$ (19,044)	\$ (788)	\$ -
TOTAL DEPOSITS	\$ (6,542)	\$ (40)	\$ 20,544	\$ 9,502	\$ 788	\$ 81,542	\$ (788)	\$ 105,006
LESS EXPENDITURES			\$ 45,721					\$ 45,721
CASH BALANCE 9/30/2006	\$ 119,985	\$ 500	\$ (17,486)	\$ 11,197	\$ 8,011	\$ 85,831	\$ -	\$ 208,038

DUES & ASSESSMENTS RECEIVABLE

05/06 DUES:

BAL 9/01/2006	1,974
SEPT RECEIPTS	(453)
INVOICE&FIN CHG	453
BAL 9/30/2006	<u>1,974</u>

05/06 WATER MAIN:

BAL 9/01/2006	3,092
SEPT RECEIPTS	(486)
FIN CHG	18
BAL 9/30/2006	<u>2,624</u>

04/05 DUES:

BAL 9/01/2006	(110)
SEPT RECEIPTS	
FIN CHG	
BAL 9/30/2006	<u>(110)</u>

04/05 WATER TANK:

BAL 9/01/2006	82
SEPT RECEIPTS	(42)
FIN CHG	
BAL 9/30/2006	<u>40</u>

06/07 DUES:

BAL 9/01/2006	215,294
SEPT RECEIPTS	(75,788)
FIN CHG	
BAL 9/30/2006	<u>139,526</u>

06/07 WATER MAIN:

BAL 9/01/06	136,586
SEPT RECEIPTS	(24,168)
FIN CHG	
BAL 9/30/06	<u>112,418</u>

SEPTEMBER EXPENDITURES - Cash

COMMUNITY AREA MAINT	2,070
COMMUNITY - LOCKS & KEYS	
GENERAL MAINT & PARK	2,998
LEGAL & ACCOUNTING	315
MILEAGE/FUEL	250
LIEN RELEASE FEES	
OFFICE/NEWSLETTER	354
PAYROLL TAXES	1,609
SALARIES (NET)	3,626
TELEPHONE	218
UTILITIES	2,579
WATER SUPPLIES/TESTING	158
INSURANCE	
ENGINEERING	320
EMERGENCY WATER REPAIR	1,284
CONSTRUCTION	2,071
POOL CHEMICALS	506
WATER PROJECT 05/06	
WELL UPGRADE	
WATER PROJECT 06/07	27,363
	<u>\$ 45,721</u>

— Gentle Reminder —

Dues were due October 1. If you haven't sent yours or arranged a payment plan with the office, now is the time to take care of that little matter. Late fees will be added on Jan. 1, and names of delinquent members will be posted in the newsletter. *Oh, NO!* Don't you just hate it when that happens?