

The January storm of 2007

4<sup>th</sup> hole

7<sup>th</sup> hole

Just a reminder. Stuff happens. Be prepared.

**“The Birdie”  
January 2008**

website and latest calendar: <http://brae-burn.org>

Upcoming Events		
January 23 <sup>rd</sup> (Wed).	Brae Burn Annual Meeting	Members. 7:00 at the Clubhouse.



**Board News**

**Note:** all Board meetings are open to Members. They are held the second Tuesday of each month at 7:00 p.m. at the Clubhouse. *Next meeting is on February 12th.* Contact a Board member if you want to present an idea to the Board or have it added to the agenda.

**Minutes of January 8th meeting.** Submitted by Joanne Jeppesen, Secretary.

The meeting was called to order at 7:09 PM. Board members attendance:

- President - Jack Caldwell
- Vice President – Greg Johnson
- Secretary - Joanne Jeppesen
- Social Trustee – Kim Brown

- Treasurer – Rich Detering
- Maintenance Trustee - Walt Wollny
- Golf Trustee – Steve Birchler
- Associate Rep – Pete Wright

Community members in attendance: Carol Helland. Josh Soden, course superintendent, was also present.

The minutes of the December Board Meeting were approved as written.

**Course Superintendent Report - Josh Soden:**

Josh has purchased 25 gallons of oil for maintenance of equipment, and pulled off the ball washers to be painted. He will also be painting the tee box markers and the ball washer poles will be painted black with a red ball on top. He has been cleaning up brush caused by the December windstorm from the greens and fairways. *See request for help below.* Josh has been contacted by the City of Redmond regarding our weirs. He found a contract between the City and Brae Burn written in 1972 and revised in 1999 regarding cleaning them.

Josh brought a monthly schedule he has devised about fertilizer and chemical application to be done during each month on the greens, tee boxes and fertilizer twice per year on the fairways. He said to fill the sand traps with new white sand would cost around \$2000 each or more if he needs to dig them up, change the meshing and drainage underneath and then sand. He would like to work with the Green's Committee on their ideas and perhaps bring in a high USGA person to tell us what we need to do to better our course. That person could cost quite a bit.


There is quite a bit of brush from the windstorm. If you would please take **your yard waste container over to the clubhouse by January 24th** with your name and lot number on it, Josh will fill it with brush and return it to your home prior to Waste Management collection on Tuesday, January 29. Thank you.

**Maintenance Trustee's Report - Walt Wollny:**

The purchase of the Rough Mower is pending due to resolution of an oil leak, which the seller is repairing.

**Vice President's Report - Greg Johnson:**


As of January 1st, Robert Allred, Jr. is our latest, new associate member. Welcome, Robert!


The  icon indicates Board action. – Ed.


**Treasurer's Report - Rich Detering:**


A preliminary Monthly Treasurer's report for December was submitted and reviewed. A final end of year report will be issued after all issues with budget category assignments are resolved. Total operating expenditures for 2007 were \$5431 under budget and the year ended with a \$11,412 cash surplus. The expenditure of \$7560, under Projects, for the Rough Mower is being held pending resolution of an oil leak issue.

**Congratulations, Brae Burn.** For the first time in recent memory **everyone is current** in their dues payments. Thank you !!

A letter from a member explaining circumstances leading to late fee charges and requesting a waiver of the charges was presented. After much discussion, the Board voted 4 to 3 to deny the request. 

The Board also received a letter from an Associate Member requesting a suspension of dues while coping with a family illness. In the discussion that followed, sympathy for the situation was expressed, but the By-Laws have no provision for temporary suspension of dues. However, it was agreed that if the Associate chooses to resign, special consideration could be offered if and when the Associate wishes to resume the membership. Jack will write a letter explaining the Board's decision. 

A reimbursement request for some of the expenses incurred by the Apple Cup Tournament was presented. Since these were for items which will be used for future activities, the request was approved. 

Walt submitted a request for reimbursement of the annual fees for the "brae-burn.org" domain name extending to 2018. Since Walt has actually been the owner of our domain name and has provided web hosting services gratis, it was agreed that a service contract between Walt and Brae Burn needs to be drawn up. Payment to Walt for the brae-burn.org name will be held pending final resolution of a service contract. 

**Annual Meeting is January 23, 2008**

**Secretarial Report - Joanne Jeppesen:**

Notification of the January 23rd Annual Meeting at the Clubhouse was sent out to all members. The proposed budget was supposed to be included and was not. It will be mailed out mid-day to members on Wednesday, January 9<sup>th</sup>, which is 14 days prior to the meeting.

A discussion was held about giving out a survey at the Annual Meeting where people can make projections of what they would like to have done with the golf course.

There will be sign-in sheets at the Annual Meeting for members and/or proxies as members enter the clubhouse.

Anyone is welcome at the Annual Meeting, but notices were not sent out to Associate and Emeritus as this is a voting meeting, and they do not have votes in the Association.

**Social Trustee - Kim Brown:**

The Winter Social/Auction brought in \$230 of which \$100 was spent for food/beverages that night. The New Year's Progressive Dinner Party was cancelled, but 13 people decided to do it anyway. A good time was had by all bringing in the New Year.

Kim will be presenting up-coming events for 2008 at the Annual Meeting and putting out a questionnaire for what improvements people want the Social Fund Money to pay for. She will also pass out a list of the "standard" Brae Burn events to have people review and hopefully, volunteer to host.

Kim sent a check to master artist, former resident, Ken Duffin, for \$1000 from the Social Fund for purchase of some of his original paintings that are on display in the Clubhouse.

**Golf Trustee - Steve Birchler:**

The Golf and Greens Committees met January 3rd to set up the Golf Schedules for 2008. April 12th, one week before Men's Field Day, (April 19,) they would like to have the "Meet and Greet" at the Clubhouse where refreshments are served and Members, Associates, Emeritus and all new members meet for camaraderie, meet the Board, have tables set up with handouts for Social events, Family Fun Nights, Golf Tournaments and Twilight Golf. Watch for an invitation in the Birdie.

The meeting was adjourned at 9:21 P.M.

***Golf News***

**Save the Dates.** The Golf Committee has submitted the following Golf Tournament Schedule for 2008.

Date	Event – Social Golf	Date	Event - Tournaments
April 12	Meet & Greet	April 19	Men's Field Day (Aho)
<b>First Month of Twilight Social Golf:</b>		May 3	Horse Race (Birchler/Brown host)
April 24 – Twilight	Duncans - Scramble	May __ (TBD)	Ladies Field Day (Snyder)
May 1 - Twilight	Birchler/Brown	June 14	Mixed Scramble (Duncans host)
May 8 - Twilight	Hosts – TBD - Alternate Shot	July 4	"Goofy Golf" (Heinemanns host)
May 15 - Twilight	Bravo/Holmans	July 19	Partners Away (Ferrell host; Wallbom? Holman will assist)
		August 16-17	Club Championship (Birchler/Brown host)

***Member News***



**Save the Date: January 23<sup>rd</sup> Annual Members' Meeting.** Next week is the time to elect new Trustees, come out of hibernation and discuss and approve the new budget. Notice, agenda and the budget have been mailed. Missed it? Call a Board member.

- **By Laws Revision Update.** Were you wondering what happened to the By Laws update proposal? Well, we have made progress. Here is the update. The By Laws Committee created proposed revision which was submitted to and positively received by the community. An attorney was consulted on certain issues, but he was not asked to review our current or proposed By Laws because there was no community-approved funds to pay for the review.

When asked to estimate the cost to review our By Laws, he roughly estimated \$1200-\$3500. If we used his By Laws template and refined it for our needs the cost would be much lower than if he reviewed our (very long) current document. The community will be asked at the Annual General Meeting whether they want to incur the one time cost of a professional legal review. Because of the liability issues that are central to the discussion, it was felt that if we went forward it should have professional review.

If you have questions prior to the Annual General Meeting contact Liz Duncan

**Welcome New Residents.** Ron Campbell submits the following news: Welcome to **Cristi and Kevin Basch** who have rented the Campbells' spare house at 2527 183rd Ave (Lot 55). Kevin has just started at Microsoft and is also a beginning golfer. [We'll see which causes him more stress. ;-) --Editor]. Cristi works for a company at home via telecommuting. Yes, pet lovers, they have added another bundle of canine energy to the neighborhood, "Archie."

**Handy Dues Record.** At the end of this Birdie is a sheet that you can use to keep track of your dues payments.

**Garden Club. February 28.** Garden Club presents Master Gardener, Barbara Flynn. 7:00pm TOS Clubhouse. An extensive slide presentation of bulbs and irises grown in England, Scotland and France. Open to all.

**March 13.** Garden Club presents Master Gardener, Holly Kennell. 7:00pm Choosing and incorporating culinary and ornamental herbs in your landscape designs. All are welcome.

## **Safety News**

**Submitted by Kathy Heinemann.** Thanks, Kathy. The wicked storms [battering the Central U.S.](#) and leaving many residents without power prompt us to remind readers about the dangers of improper use of portable generators. [Last winter we reported](#) the disturbing statistic that in the last three months of 2006, there were at least 32 deaths related to carbon monoxide poisoning from portable generators. Such news caused the Consumer Product Safety Commission to sound the alarm and require new labels on generators that say, in part, "using a generator indoors CAN KILL YOU IN MINUTES."

[According to the CPSC](#), a single portable generator can release about as much carbon monoxide as the exhaust of 100 idling cars. So it's no wonder that consumers can be killed quickly if the devices are used indoors or too close to homes or in other enclosed spaces.

[Using a portable generator](#) can help you weather a storm if, and only if, you use it safely. Here are some guidelines to follow:

- Prevent carbon-monoxide poisoning by always running your generator outdoors and at least 15 feet away from the house. Never run it in the basement or garage or other enclosed space.
- Install a transfer switch to connect the unit to your home's wiring system. Never connect a generator directly to your home.
- Reduce fire risk by turning off a gasoline-powered generator before refueling.
- Store gasoline in an ANSI-approved container and in a cool, well-ventilated area.

Have any news, tips, **photos** or announcements that would be of interest to the community?  
Contact Doug Duncan, [braeburnduncans@verizon.net](mailto:braeburnduncans@verizon.net) by **February 4th** for inclusion in the next Birdie.

**Brae Burn, Inc.**  
**TREASURER'S REPORT**  
**Date Prepared: DECEMBER 2007**

	December ACTUAL	YTD ACTUAL	2007 BUDGET	% of Annual BUDGET
<b>DEPOSITS</b>				
Dues	\$ 11,525.00	\$ 146,028.00	\$ 141,645.00	103%
Reserve	\$ 635.00	\$ 7,430.00	\$ 7,315.00	102%
Clubhouse Reservations	\$ 225.00	\$ 2,750.00	\$ 2,000.00	138%
Waiting List Deposits/Joining Fees	\$ 2,000.00	\$ 9,500.00	\$ 3,500.00	271%
Special Assessments	\$ -	\$ 20,400.00	\$ 19,800.00	103%
Investment Income	\$ 19.37	\$ 444.99	\$ 100.00	445%
Member Donations, Golf Tags & Other	\$ -	\$ 490.00	\$ 200.00	245%
<b>TOTAL DEPOSITS</b>	<b>\$ 14,404.37</b>	<b>\$ 187,042.99</b>	<b>\$ 174,560.00</b>	<b>107%</b>
<b>EXPENDITURES</b>				
<b>WAGES</b>				
Superintendent	\$ 3,962.00	\$ 45,091.50	\$ 44,000.00	102%
Medical Benefit	\$ 157.00	\$ 1,884.00	\$ 2,700.00	70%
Seasonal Personnel	\$ -	\$ 11,879.29	\$ 10,000.00	119%
Payroll taxes	\$ 297.31	\$ 5,660.24	\$ 5,500.00	103%
<b>Total Wage Expense</b>	<b>\$ 4,416.31</b>	<b>\$ 64,515.03</b>	<b>\$ 62,200.00</b>	<b>104%</b>
<b>COURSE EXPENSE</b>				
Repair & Maintenance	\$ 1,014.87	\$ 13,839.30	\$ 14,500.00	95%
Water	\$ 198.66	\$ 12,858.12	\$ 13,000.00	99%
Utilities	\$ 185.86	\$ 1,713.36	\$ 1,800.00	95%
Fertilizer/Seed/Sand	\$ -	\$ 8,623.18	\$ 13,000.00	66%
Fuel	\$ -	\$ 2,356.05	\$ 2,700.00	87%
Other	\$ -	\$ 231.73	\$ 2,000.00	12%
<b>TOTAL COURSE EXPENSE</b>	<b>\$ 1,399.39</b>	<b>\$ 39,621.74</b>	<b>\$ 47,000.00</b>	<b>84%</b>
<b>CLUBHOUSE &amp; POOL</b>				
Electricity	\$ 354.75	\$ 2,740.86	\$ 3,600.00	76%
Garbage	\$ 47.82	\$ 698.93	\$ 550.00	127%
Gas	\$ 37.24	\$ 3,818.41	\$ 3,000.00	127%
Telephone	\$ 42.49	\$ 510.73	\$ 510.00	100%
Water	\$ 90.96	\$ 2,362.20	\$ 2,400.00	98%
<b>SUBTOTAL UTILITIES</b>	<b>\$ 573.26</b>	<b>\$ 10,131.13</b>	<b>\$ 10,060.00</b>	<b>101%</b>
Clubhouse Repair & Maintenance	\$ 147.04	\$ 2,395.46	\$ 2,500.00	96%
Pool Maintenance	\$ -	\$ 5,875.98	\$ 4,600.00	128%
Other	\$ -	\$ -	\$ 500.00	0%
<b>SUBTOTAL Maintenance</b>	<b>\$ 147.04</b>	<b>\$ 8,271.44</b>	<b>\$ 7,600.00</b>	<b>109%</b>
<b>TOTAL CLUBHOUSE &amp; POOL</b>	<b>\$ 720.30</b>	<b>\$ 18,402.57</b>	<b>\$ 17,660.00</b>	<b>104%</b>
<b>GENERAL EXPENSE</b>				
<b>Taxes</b>				
Property	\$ -	\$ 4,245.16	\$ 4,100.00	104%
IRS Income & Tax Preparation	\$ -	\$ 845.00	\$ 750.00	113%
Insurance	\$ -	\$ 4,168.00	\$ 5,000.00	83%
Birdie & Office	\$ 625.29	\$ 1,747.01	\$ 2,000.00	87%
Golf	\$ 126.46	\$ 139.53	\$ 250.00	56%
Legal review:	\$ -	\$ 612.50	\$ 100.00	613%
Other	\$ 100.10	\$ 459.22	\$ 1,000.00	46%
<b>TOTAL GENERAL EXPENSE</b>	<b>\$ 851.85</b>	<b>\$ 12,216.42</b>	<b>\$ 13,200.00</b>	<b>93%</b>
<b>TOTAL EXPENDITURES</b>	<b>\$ 7,387.85</b>	<b>\$ 134,755.76</b>	<b>\$ 140,060.00</b>	<b>96%</b>
<b>NET CASH (DEPOSITS-EXPENDITURES)</b>	<b>\$ 7,016.52</b>	<b>\$ 52,287.23</b>	<b>\$ 34,500.00</b>	
<b>PROJECTS</b>				
Paint Clubhouse	\$ -	\$ 891.90	\$ 4,500.00	20%
Course Equipment	\$ 7,560.00	\$ 40,110.00	\$ 30,000.00	134%
	\$ -	\$ -	\$ -	0%
	\$ -	\$ -	\$ -	0%
<b>TOTAL PROJECTS</b>	<b>\$ 7,560.00</b>	<b>\$ 41,001.90</b>	<b>\$ 34,500.00</b>	<b>119%</b>
<b>TOTAL EXPENDITURES</b>	<b>\$ 14,947.85</b>	<b>\$ 175,757.66</b>	<b>\$ 174,560.00</b>	<b>101%</b>
<b>NET CASH (DEPOSITS-TOTAL EXPENDITURES)</b>	<b>\$ (543.48)</b>	<b>\$ 11,285.33</b>	<b>\$ -</b>	

Total Funds - Beginning	\$ 64,746.67	\$ 52,917.86
Net Cash (Deposits-Total Exp.)	\$ (543.48)	\$ 11,285.33
Total Funds - End of Period	\$ 64,203.19	\$ 64,203.19

Balances	
Checking	\$ 10,015.47
CD	\$ 31,000.00
Savings	\$ 23,187.72
Cap Equip Res	\$ 7,430.00
Emer Reserve	\$ 15,757.72
<b>Total</b>	<b>\$ 64,203.19</b>

**Total Members/Associates Past Due on Jan 6: NONE. Congratulations, Brae Burn!**

## 2008 Brae Burn Payment Coupons and/or Payment Register Record:

Please contact the Brae Burn Treasurer for payment or balance inquiries.

<p><b>Dec. 2008 Brae Burn Dues -- \$95.00</b>  <b>Due 12/1/2008</b>            Member / Associate Member            Name _____ Lot            No. _____</p>	<p><b>Nov. 2008 Brae Burn Dues -- \$95.00</b>  <b>Due 11/1/2008</b>            Member / Associate Member            Name _____ Lot            No. _____</p>
<p><b>Oct. 2008 Brae Burn Dues -- \$95.00</b>  <b>Due 10/1/2008</b>            Member / Associate Member            Name _____ Lot            No. _____</p>	<p><b>Sept. 2008 Brae Burn Dues -- \$95.00</b>  <b>Due 9/1/2008</b>            Member / Associate Member            Name _____            Lot No. _____</p>
<p><b>Aug. 2008 Brae Burn Dues -- \$95.00</b>  <b>Due 8/1/2007</b>            Member / Associate Member            Name _____ Lot            No. _____</p>	<p><b>July 2008 Brae Burn Dues -- \$95.00</b>  <b>Due 7/1/2007</b>            Member / Associate Member            Name _____ Lot            No. _____</p>
<p><b>June 2008 Brae Burn Dues -- \$95.00</b>  <b>Due 6/1/2007</b>            Member / Associate Member            Name _____ Lot            No. _____</p>	<p><b>May 2008 Brae Burn Dues -- \$95.00</b>  <b>Due 5/1/2007</b>            Member / Associate Member            Name _____ Lot            No. _____</p>
<p><b>Apr. 2008 Brae Burn Dues -- \$95.00</b>  <b>Due 4/1/2007</b>            Member / Associate Member            Name _____ Lot            No. _____</p>	<p><b>Mar. 2008 Brae Burn Dues -- \$95.00</b>  <b>Due 3/1/2007</b>            Member / Associate Member            Name _____ Lot            No. _____</p>
<p><b>Feb 2008 Brae Burn Dues -- \$95.00</b>  <b>Due 4/1/2008</b>            Member / Associate Member            Name _____ Lot            No. _____</p>	