

Tempo Lake Glade Association

Saturday May 11th, 2024

Time: 10:00 – 2:00

East Olympia Fire Station
8047 Normandy St SE 98501.

C'mon out and enjoy the fun!

Proposed Agenda Items:

- Minutes – 2023 Annual Meeting
- Board Member Election
- Financial Report 2023
- Proposed Budget 2024-2025
- Park Improvements
- Electronic Communication
- Bylaw Changes
- Community Spring and Summer Events
- Fire Danger
- Community Comments (Please be respectful of time)
- Elections: **PLEASE ATTEND THE MEETING AND VOTE!**

➤ **NOTE: THERE WILL BE NO MAIL-IN VOTING FOR THE ELECTION OF OFFICERS IN 2024 AND MOVING FORWARD. YOU MUST BE AT THE MEMBERS MEETING ON MAY 11, 2024 TO VOTE PER OUR HOA ATTORNEY. See Below:**

Are mail in ballots for candidates required? [TJW] (Thomas Westbrook) *Your Bylaws do not provide for mail in ballots; these Bylaws are old and have not been amended to my knowledge. If you have other information then please provide the amendments to me. Your Bylaws contemplate Members showing up in person. See Article II Section 4; "...the majority of the members shall constitute a quorum at any meeting of the Members." This means what it says; there must be a quorum physically present.*

Lily Pads/Lake Weeds Treatment Update:

The lake was treated in August 2023 which was later than planned. This was due to the extraordinary amount of public comment's submitted to Department of Ecology in an effort to stop the treatment of the lake. Treating the lake will be in June and September this year (2024) and in 2025.

Park Improvements:

Playground

Re-Do Fire Pits

Sports Courts

Gravel: Gravel to be installed in North Park boat launch is being scheduled.

Electronic Communication:

To save on the cost of mailing out invoices, yearly member's letter etc., we would like to offer electronic communication to the HOA. To implement this option, we need written consent from the homeowner to communicate electronically. We understand not everyone is comfortable with this form of communication, but some are, and it will cut down on mailing for HOA as well as giving homeowners the



Bylaw Changes:

Change “Board of Trustees” to “Board of Directors” Where it is stated throughout the Bylaws. This is per our HOA Attorney.

Sec 2: Strike entire section (refers to Members Certificates which is no longer done.)

Section 3: The owner of each “Membership Certificate” changed to “Legal Owner: as described by Thurston Co Assessor.

Section 4: Change “Certificate” references to “Legal Owner.”

Section 7: Delete Certificates.

Article II Meetings of Members

Section 1: The Annual Members Meeting moved from 2nd Saturday of May to the 3rd Saturday in May.

Section 2: Special Meetings of the Members may be called at any time by the president, majority vote of the trustees or upon written request of 35% of the active members. Change from 50%.

Section 4: Change “majority” to 40% of members shall constitute a quorum. If no quorum, adjourn the meeting. Notice of new meeting will be sent within 45 days of adjourned meeting. The quorum for the new meeting will be 30% of active members. The meeting's purpose is to elect board members only. No other business is conducted. Amendments, assessments and all other business must have 40% quorum. Safeguarding against a small group of members making all decisions.

Article III

Section 3: Add at the end of Section 3 “up to 3 consecutive years served and for every year served equals a year off.”

These are other items we would like to address

- Mail in voting for owners that live outside Thurston County to be valid, ballots would need to include all issues voted on, not just trustees, and does not count towards quorum.
- Electronic voting to be allowed.
- No more than one family member on the board at one time.
- Board members cannot appoint board members. Board members must be voted on by the community.
- All votes must be counted at the members meeting in the presence of any interested Members.

Community Spring & Summer Events: Mark your calendars!

April 20th: Dam debris bonfire meet at the South Park at 9:00 am and lunch around 11:30 am. Hot dogs and buns will be provided. This will be a potluck. Bring your favorite side dish, chips, and beverages.

May 18th: 2nd annual Fish stocking BBQ and potluck. Come watch the trout being stocked in the lake!

June 21,22,23: Community Garage Sale.

July 4th: Community picnic at the North Park.

