

**McCall Area Timeshare Association
Board Meeting
McCall, Idaho
AUGUST 1, 2013**

The McCall Area Timeshare Association Board of Directors' meeting was held at Alpine Village, Unit 206, in McCall, Idaho on August 1, 2013.

All Board Members were present - Travis Leonard, David Holland, Dick Brotherton, Spencer Koonz and Gary Turner.

Dave Holland convened the meeting at 9:20 p.m.

The minutes from the April 11, 2013 Board Meeting were reviewed. Dave made a motion to correct an error in the minutes. Fifth paragraph down reads "The general consensus was that some change of the description should be address....." Minutes will be corrected to read ".....should be addressed". Travis made a motion to approve the minutes with the change. Gary Turner seconded the motion. The Board carried the motion unanimously.

First item of business was to elect the officers for the new year. Motion was made by Dick Brotherton for Dave Holland to serve as President; Gary Turner – Vice-President; Dick Brotherton – Secretary; Travis Leonard – Treasurer; Spencer Koonz - Member at Large. Gary Turner seconded the motions. The Board carried the motion unanimously.

Renewing the management contract with Brampton Holdings Associates, formerly known as D H and Associates, was discussed. After discussion, it was decided to renew the one-year contract with Brampton Holdings Associates with no changes to terms. The motion was made by Gary Turner to renew the contract as it was last year and Spencer Koontz seconded it. The Board carried the motion unanimously.

Travis contacted Bailey and Company to get some clarification on some items that appeared to be incorrect. He stated that it took nearly a month to get the numbers that he requested. There seemed to be a question of \$12,000 which was classified for office expense – in reality it was expenses incurred when K-53 and #124 had heat pumps installed. A couple of other account items were grouped together. Rick Lamm can break out the line items if a homeowner requests the information. There was some discussion on what options we had for audit companies that may give us a more responsive and thorough Auditor.

The board is going to look into our accounting system with the auditor and Rick Lamm. Most likely the auditor will remain the same as well as Rick Lamm for this current calendar year (2013). After January 1, 2014 there may be some adjustments to daily practices and accounting processes.

Increasing maintenance fees was discussed. Things have been put off in the renovation area, so we need some upgrades and renovation, especially in the three bedrooms units. We have kept the fees level for the last four years. Dave stated that Travis has still done well in keeping MATA in the black. The 2014 budget most likely will have an increase in fees. We need to start with upgrades. Possible increase on AMF of \$15 to \$20 was discussed.

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Also, we need to get sales going to get units out of MATA ownership into the developer and or new owner's hands. Dave will make proposals as to sales and will be getting more information regarding MATA's inventory and possible resolutions to move inventory out of MATA's ownership.

Sheriff sales from last year's foreclosures showed 23 or 22 units – some were just clearing titles. The office staff is processing past due accounts and trying to collect monies prior to going legal.

The Sports Club management reorganization was discussed. Tom has resigned and the new Manager's position was discussed. Dave discussed several of his ideas to make the club more family friendly. There was some discussion on what it would represent to MATA. It was stated that all the benefits of The Club would be available to MATA Owners and there may be an increase of programs that would be family friendly and fun. However, they are still in the process of instituting these programs.

The Aspen Market has been foreclosed upon and is listed with Creed Noah and the tanks have been cleared and tested. The Aspen Village Groundskeeper has been instructed to clean up the grounds around the Market. It was stated that Doug Moore has been doing an excellent job as the Aspen Village Groundskeeper.

Dave also stated that the final miles of cable has been laid so that Wi-Fi will be available through the cable service. Dave will be collecting some hard numbers on the cost to get Wi-Fi into our units.

Dave suggested the board go around and look at the flowers and the presentation of the flower barrels at the Aspens. It brings a welcoming effect to the units and the office, as well as the Onsite Managers Residence. Candice has done a great job maintaining the flowers.

Spencer asked if there were any topics that may be problematic for discussion at the Annual Homeowners Meeting. There were no foreseen problematic topics! The Annual Homeowner's Meeting will be Saturday, October 12th. There will be a conference call to the board members to discuss the budget and other items on the agenda within the next four to six weeks.

Meeting was adjourned at approximately 11:45.

Respectfully submitted,



Richard Brotherton

Secretary

MATA Board of Directors