

**Pathfinder Village - St. Croix Owners Association Inc.
Board of Directors Meeting
November 16, 2006
Best Western County Inn – White Bear Lake, MN - 6:30pm**

The meeting was called to order at 6:30pm by Vice President Orloske with the following Board members present: Ole Nelson, Dick Podewils, Ron Esberg, Dick Wahlquist and Bill Rau. Ted Kemna was absent. Visitors included: Don Wright, Keith Parker, Doug & Carri Schmidt, Rod & Marge Jenkins, Deen LaRoue, Pat Morgan, Jim Ordner, Carol & Ken Kueppers, Deb Troutman, Craig Ritchie, Joelle Rau, Peter Kubesh, Dave Jenni, Linda Paro, Bud & Shirley Struss. Andy Andrews represented Management.

Vice President Orloske announced that the meeting would be taped.

Open Forum:

Vice President Orloske announced anyone could speak on any subject for a maximum of three minutes.

Marge Jenkins thanked everyone for the pop-can tab donations.

Deb Troutman questioned the status of the firewise program and availability of cut trees around the park.

Craig Ritchie also commented that he had some trees in his area that need to be addressed.

Vice President Orloske closed the open forum.

October 3, 2006 Informational / Planning Meeting Minutes: Bill Rau moved and Dick Wahlquist seconded a motion to ratify the meeting minutes from the October 3, 2006 Informational / Planning meeting. “The minutes were attached within the November Board of Directors Meeting – Page 1”. The motion carried unanimously.

September 21, 2006 Meeting Minutes: Ole Nelson moved and Bill Rau seconded a motion to approve the September 21, 2006 Meeting Minutes. The motion carried unanimously.

October 2006 – Financials: Bill Rau moved and Dick Podewils seconded a motion to approve the October 2006 – Financials. The motion carried unanimously.

REPORTS:

Sun America Investment Report: Ross Thorfinnson presented a quarterly report that outlined a performance summary of the investments ending October 2006. As of 10/31/2006 the investments were valued at \$330,987.23.

Park Report: Andy Andrews discussed the status of the Fire Wise assessment, and discussed that the collection process along with the various court dates.

ACTION ITEMS:

Dryland Marina – “Ratify Minutes”: Dick Podewils moved and Bill Rau seconded a motion to ratify the meeting minutes from the Planning Meeting concerning the action taken on the Dryland Marina. The original motion was made by Bill Rau and seconded by Ron Esberg. The new requirements and restrictions for the Dryland Marina are posted on page 41 in the November Board Packet. The motion carried unanimously.

License Plates – “Ratify Minutes”: Dick Podewils moved and Dick Wahlquist seconded a motion to ratify and amend the meeting minutes from February 14, 2006 Board Meeting Minutes. The amended minutes should state: “The recommendation would only allow each lot owner to have a maximum of six motorized vehicle plates per lot, excluding snowmobiles. The original motion was made by Dick Podewils and seconded by Ron Esberg. The original minutes are posted on page 42 of the November Board Packet. The motion carried unanimously

Commercial Center Pricing – 2007: Bill Rau moved and Dick Wahlquist seconded a motion to approve the Commercial Center Pricing for 2007. The motion carried, Ole Nelson was opposed to the motion.

Taylor – 50 Amp Service: Bill Rau moved and Ole Nelson seconded a motion to approve the variance for 50 Amp Service for (8-1-139). The motion requires that the 50 Amp Service be installed by a Master Electrician and inspected by the State Electrical Inspector. The motion carried unanimously.

Brandl – 50 Amp Service: Ole Nelson moved and Dick Wahlquist seconded a motion to approve the variance for 50 Amp Service for (1-1-10). The motion requires that the 50 Amp Service be installed by a Master Electrician and inspected by the State Electrical Inspector. The motion carried unanimously.

Association Dues – 2007: Bill Rau moved and Dick Podewils seconded a motion to ratify the meeting minutes that outlined the action taken by the Board of Directors to approve the 2007 Association Dues. Bill Rau moved and Dick Podewils seconded and motion to ratify the minutes. The approved Association Dues for 2007 are \$735.00 annually, with \$105.00 discount if paid prior to February 1, 2007, or a \$100.00 discount if paid prior to May 1, 2007. The motion carried unanimously.

Paro – Trailer Variance: the Board of Directors heard information regarding the current location of the Paro Trailer (6-1-018). Andy Andrews explained to the Board of Directors that the back corner of the trailer was located on common ground. Linda Paro & Dave Jenni claim that the Association placed the trailer, and would be their responsibility to move the trailer / screen house onto their lot. The Board of Directors requested that the Association compile an estimate of costs involved with the move. Dick Podewils moved and Bill Rau seconded a motion to table the issue until the February -2007, Board Meeting. The motion carried unanimously.

Capital Purchases “Ratify”: Ole Nelson moved and Dick Podewils seconded a motion to ratify the meeting minutes that outlined the action taken by the Board of Directors to approve the purchase of a Toro – Zero Turn Mower from Quality Home in Sandstone (\$13,000), and approval of Golf Storage Building located near hole #8. (\$15,000). The motion carried unanimously.

License Plates – Snowmobiles: Andy Andrews requested that the Board of Directors consider licensing snowmobiles within the park. He stated that the Association has no way of verifying if someone riding a snowmobile within Pathfinder Village is actually an owner or guest. Dick Podewils moved and Bill Rau seconded a motion that will require all snowmobiles operated within Pathfinder Village to be licensed by Pathfinder Village. The motion states that only lot owners may register snowmobiles with Pathfinder Village. The motion also states that the license fees would be \$10.00 for the 2006-2007 winter season, with no limits as to the number of snowmobiles that each lot owner could register. The motion carried unanimously.

NEXT MEETING

The next Board of Directors meeting will be held on Thursday, December 21, 2006 at the Best Western County Inn in White Bear Lake.

ADJOURNMENT

Ole Nelson moved and Bill Rau seconded a motion to adjourn the meeting at 9.10pm

Respectfully Submitted by:

Andy P. Andrews, Association Administrator.