

LAKELAND VILLAGE COMMUNITY CLUB

RESOLUTION NO. 29

BUILDING COMMITTEE

Authority and Purpose: Resolution No. 29, establishes a Building Committee, consistent with:

- Article III, Article of Incorporation, LakeLand Community Club, dated February 24, 1972, and
- Bylaws LakeLand Community Club dated January 22, 2025, Article VI, Committees.

The Building Committee is advisory in nature, operating under the authorities of the Board of Directors, which is charged with the establishment of committees. The purpose of this resolution is to establish a Building Committee charged with the design and construction oversight of a community center and other amenities at LLV division 5, lot 66 or other locations (possibly multiple locations) as directed by the Board. The community center is envisioned to accommodate community space including the LLVCC HOA office, conference room(s), space for community meetings and events, and other spaces and amenities as determined by the committee. The development is anticipated to include parking spaces, landscaping, walking paths and any other amenities for the enjoyment of the LLVCC community.

Committee Structure: The Building Committee will consist of a minimum of three board members appointed by the Board of Directors from among its members, and up to six community members for a total of nine; these members may also be removed by the Board at its discretion. The Chair of the committee, at their discretion, may include advisory architects, engineers, and other consultants as needed to inform its recommendations. Any cost for outside consultants must be approved by the board of directors.

Committee Authorities: The Building Committee shall have the authority to make recommendations to the board of directors for review and approval for the following areas:

- Permitting requirements,
- spatial and functional recommendations of the building, accessory buildings, and grounds based upon community input,
- project and operating cost,
- architectural style of the building,
- landscape design including parking spaces,
- communication of design development to community members,
- identification of development opportunities and challenges,

- planning for operational safety and risk management needs,
- facility hours of operation and staffing needs,
- facility use and access rules,
- other topics as needed when approved by the board.

Committee Deliberations: The Building Committee will make its decisions using the informal (relaxed) Roberts Rules of Order process.

The Building Committee will meet regularly, as determined by the chair, through all phases of the project until the certificate of occupancy is obtained from Mason County. Following transition to operations, oversight of the building and property will be the responsibility of the board of directors unless the board elects to have the Building Committee advise the board perpetually on building operations.

A meeting agenda will be determined by the chair, preferably in advance of the meeting. Meeting minutes are not required but permitted.

All LakeLand Village Community Club governing documents apply to all matters addressed herein.

We certify that the above Resolution No. 29, for the creation of a Building Committee, was duly adopted by the Board of Directors on the 26 day of March, 2025. This resolution was amended by the Board of Directors on the 28 day of May, 2025.

James Byrne
President, Board of Directors

Sylvia Banzon
Secretary/Treasurer, Board of Directors