

WVCC Board Minutes

November 10, 2020 4:00 pm

Present: Marian, Dennis, Pamela, Cris

The meeting was chaired by Marian. It was noted that neither Charlyn nor Recca were expected to attend. A printed agenda was available. The 10/27/2020 minutes were approved as presented. Marian shared a year-to-date (by month, to 10/20) Profit/Loss Statement; it did not reflect this year's property taxes nor expected D & O insurance premiums. She also prepared a to-date 2019/2020 Profit/Loss comparison, showing per cent change. The campus continues to operate in the red this year, with net income down over 100%.

Old Business:

Marian reported that she had done some work with carpet squares in the Band Room. There was some discussion of placement of the Walt Mendenhall biography in relation to his donated sculptures. His son Jeff had suggested just using what was available on his web site, and with minimal modification, that is what we will do. The replacement small mower tires arrived and are on, but the machine is inoperable for other reasons now. Pamela shared that Greg is doing better and that the rental house hood is installed, as well as the dead bolt.

Cris gave a brief report on Rotary's recent drive-in movie venture at the campus. Fewer people attended than were hoped for, but the concession stand broke even. There is planning for more showings after next spring, with maybe two a month with one in Sheridan and one in Willamina. Pamela's draft of a campus Covid liability release form was reviewed and approved by the Board; her efforts were much appreciated.

Pamela shared that there was no updated information from the Juvenile Department of Yamhill County regarding our past vandalism cases. She will keep trying.

The scheduled City Planning Commission meeting regarding new zoning is November 18. Some of us will attend. Planner Holly did say that there are no language changes in the draft. It is a public hearing.

The reviewed and revised WVCC Financial Policy was approved, with agreement that Marian would be the signatory. Our campus Bylaws and Goals will be reviewed at a future meeting. Cris raised the subject of recruitment of more board members. It was agreed that was a worthy goal, but the difficulty of finding willing members was noted. At least a couple more would be a welcome addition.

The Hampton donation of breezeway repair lumber is ready for pickup on Friday, November 13. Some of us are available to help, and others will hopefully be found. The auditorium was agreed to be about the only place we have to store and sticker it out of the weather.

Marian shared that the success of some grant applications, or lack thereof, will soon be known.

The SAP art activity is off and running, according to Marian. The submissions to date have been a Scream. The next target is American Gothic.

New Business:

The newsletter is out.

Pamela suggested there is a need to update and “inventory” our four rental units that are located next to the rental house. The Board agreed that there are unanswered questions that remain from when the property transferred to WVCC from Paay School LLC.

Lengthy discussion focused on the mechanics of a rent increase for the rental house, largely because of all the improvements we have made. A 90 day notification requirement was recognized, and the Board agreed to a rent increase from \$675 to \$700. This remains low by local standards. If yard work is required of us, then the idea of additional rent was approved. The sum of \$725 was suggested.

The next Work Day is set for Saturday, November 21. Cris and Dennis said they would be available.

In General Comment, Cris noted that Yamhill County is on the verge of virus numbers that will shut things down. The Board recognized the potential of that changing things for everybody.

The meeting adjourned at 5:30 pm. The next board meeting is 4:00 pm Tuesday, November 24, 2020.

Dennis R Werth
Secretary