

Organization Leaseholder Overview

When you purchased a homesite lease, you became a voting member of Salishan Leaseholders, Inc. Homesite lessees elect the members of the board of directors (BOD). Our board elects its officers. Our annual leaseholder meeting is held Saturday afternoon of Labor Day weekend (Bylaws, Article VIII, 1).

The terms of the Uniform Lease, the corporate bylaws, and the nonprofit Oregon corporation laws govern Salishan's management and operations. Our board establishes policies to make these documents operational.

Uniform Lease

Salishan Leaseholders, Inc. owns the lands of Salishan, and leases homesites according to the Uniform Lease's terms (see Governing Documents section). The lease provisions cover security, building codes, management, and conditions and restrictions on the use and transfer of homesites.

Board of Directors

Our board has seven leaseholders elected for two-year terms. Board members may serve two consecutive terms. Four directors are elected each even-number year and three are elected each odd-numbered year. A nominating committee appointed by our board selects the candidates. The bylaws also allow nomination by petition (Bylaws, Section V, 2).

Our board meets monthly on the third Saturday at 10:00 a.m. The meetings are open to you. If you wish to be present to discuss a concern that requires board action, you need to make a written request to be on the meeting agenda. You should give your request to our manager by the second Saturday of the month.

Permanent Committees

Management Committee

This committee is responsible for Salishan Leaseholder, Inc.'s fiscal operation. The committee reviews all financial reports and budgets, supervises monthly cash disbursements, oversees capital asset replacements and major repairs, and sets cash investment policies. The committee makes policy recommendations to our Board regarding fiscal and management changes.

This committee has four leaseholders who serve two-year terms, and our board's secretary-treasurer. Leaseholders may serve two consecutive terms. The committee meets monthly on the second Saturday at 9:00 a.m.

Architectural Committee

This committee is responsible for approving all:

- architectural plans for home construction and remodeling
- home exterior changes
- landscaping plans
 - landscaping changes
 - trimming and removing trees

The Governing Documents section includes *Doc# 20 - Architectural Plans - Procedures and Guidelines*. Other forms regarding architectural issues may be obtained at the SLI office.

This committee has five members who serve three-year terms. Members may serve two consecutive terms. Only two members may be architects. This committee meets on the third Friday of the month at 4:30 p.m.

Christmas Fund Committee

This committee collects and disburses the moneys contributed to the Salishan employees' Christmas fund following our board's directions, and sends thank you letters to contributors.

The committee consists of the current board chair, and one leaseholder (preferably a previous board chair) who will serve a two-year term. The SLI manager shall serve as an ex-officio member of the committee. The committee meets during December and January on an as-needed basis.

Ad Hoc Committees

Occasionally, our board establishes an ad hoc committee to investigate and report to it on a specific issue or problem. At this writing, current ad hoc committees are:

- Common Area
- Shoreline Protection
- Social

If you are interested in serving on any committee, let our manager know.