

*hardly "we"
what have we
invested in it?
Company*

*appraisal
will tell you
what is it
going to
cost to fix?*

The utility company balance sheet lists the value of the utility company at around \$1.9 million. I think we all agree this is a "fluff number" and has questionable basis as one considers the age and condition of the equipment. We have asked CFM Management to bring forward the name of an independent appraiser for LHEUC. We need to aggressively obtain an appraisal of the value of the utility company before seeking any potential bids from interested buyers. **Would you sell your home without an independent appraisal? Would you sell your car without verifying the independent book value? This action will bring us closer to a true understanding of the value of LHEUC.**

Would you continue to throw money at a used car?

The other test that would determine the value of LHEUC is what we could get on the open market through bids from interested buyers. **Placing the LHEUC on the market is a significant act, one that must be supported by the Boards and the community. This should not be entered into lightly based on personal assumptions or personal agendas. It is a decision that once made cannot be reversed. Once it is sold, it is sold and we live with the consequences. In addition, selling of the utility company would require a 2/3 majority vote of the eligible membership. This in itself, would not be a quick or easy process, nor should it.**

In addition to obtaining a prompt appraisal of LHEUC, I am in support of the following strategy and am asking both the LHEUC Board and the LHCC Board to adopt this strategy. We should invite at least three potential utility management/acquisition companies to present their scope of services and interests in LHEUC to both the LHCC and LHEUC Boards.

These meetings will be open to the public and will be designed as fact finding meetings. These meetings should be completed over the next twelve weeks. The Boards will then collectively review all the options, engage in a mechanism for community education and input, and pursue the BEST option to serve the long-term interests of Lake Holiday Country Club property owners. Whatever the decision, it must be thoroughly and effectively communicated to all the property owners. They all have the right to know all the pros and cons of any conclusions and the basis for the conclusions made by these two boards. The issue is accountability to all the property owners. This research work will then help define the financial considerations for developing the budgets for fiscal year 2001 and beyond.

why so long?

This process must have strong consistent leadership. It should be led by both the LHCC and LHEUC Presidents. As stated previously, there is no other issue in front of us that has as far reaching implications as this one.

Therefore, I am asking the LHCC Board to adopt the following motion to support this process. I presented this proposal to the LHEUC Board on Wednesday, August 28, 2000 and it was adopted as written below.