

HMC Management Board Meeting Minutes
May 14, 2005

Call to Order: K. Freeman called the meeting to order at 10 AM.

Roll Call: Ken Freeman, President, Fred Fath, Secretary and Treasurer, Al Moren, Board Member, Clarrie Jones, Board Member and Doug Allen, Island Manager. Excused absence Bill Zazzo, Vice President

Previous Board Meeting Minutes

Fred Fath made a motion to accept the March Board meeting minutes. Motion carried.

Correspondence:

Two pieces of correspondence were received. One was from Mark O'Neill concerning a lien on his property. The second was from Bob Jensen explaining his financial issues and requesting a pro-rated monthly assessment.

Finance:

Fred Fath made a motion to pay the monthly island bills which are in line with expectations. Motion carried.

Being 7 months into the fiscal year the revenue is 12% under projections but may be made up during the summer due to ferry revenues. Total expense is over budget by a small amount in a straight line fashion but should end the year ok. Administration is 6% over but this is due to insurance payments. Docks are way under. The ferry is right on despite higher fuel costs. Parks are over due to mower expenses but should finish ok. Roads are over but should finish ok. Water would be right on if one takes out the new tank expenditures.

The issue of the level of transfer fee (formally the realtor fee) was brought up. A new schedule of up to \$20000, \$40: \$20001-\$60000, \$80: \$60001-\$100000, \$120; and \$100001 and up, \$150 was proposed. Clarrie made a motion to put the revised fee schedule on the ballot for the yearly budget. Motion carried.

Island Manager's report:

A detailed assessment of each section can be found in the Island Manager's written report. Additional discussions that occurred between the Board and HMC members present are shown below.

Administrative:

The new alarm system in the community building is up and running. Sensitivity has been adjusted so use of fire engine or ambulance does not set off alarm.

Legal:

Instead of having the expense of the island attorney at the annual meeting, the idea of having phone access for any questions that arise was thought reasonable. We will contact him and see if this one hour retainer for phone access will work.

Land Use:

The lots the board agreed to sell last month are in process of being sold.

Transportation:

Note low tide cancellations are in the Beachcomber. Some additional runs to compensate over Memorial day weekend will be added.

A request was made by the Boy Scouts to bring 4 cars (12 scouts) over for no charge for a weekend (June 18th). In return they would do a parks project. The board agreed with the provision that the Scouts provide proof of insurance.

The issue of ferry crew accepting delinquent fees so that ferry access could be obtained was discussed. It was decided to continue the current policy that delinquent members cannot use the ferry and that payments have to be made to the office.

Rules & Regulations:

One of the meetings scheduled for today has been cancelled. The other is still pending.

The issue of raising the island speed limits to 20 MPH was discussed. It was decided to leave the limit at 15 MPH considering dust and the number of pedestrians using the roads.

Fire Department/Emergency Preparedness:

There was a house fire this month. Procedures were followed. The issue of use of the island fire engine was discussed. There are issues of what can be done. The use for brush fires may be possible and will be investigated.

The issue of fireworks came up but no solutions for enforcement seemed viable. The use of Pierce County sheriff will be investigated.

CPR class was a success. The survey results will be available soon.

Water:

Three of four county departments have passed on the new water tank. We have authorized the use of an outsourced review process (for a small fee) to speed up the process. Terry Lee (county councilman) is helping with the permit process. This permit process is taking far too long. It looks like 3-4 weeks before the permits will be issued. Hopefully we can start construction soon after.

We may have to buy a battery for the backup generator for the water system as currently the system is not working.

If we decide to go for a State Drinking Water Loan, the application has to be in this month. Doug and Al Moren will take a look at filing.

Parks:

There is still an issue of removing tires taken off the docks from the island. Al Moren will look at who might accept them as trash. The fee will be funded by HMC.

Sanikans need to be ordered for the holidays.

Roads:

Drivers are needed for the dust control water truck. They must be checked out on the water truck. Bill Jones was the trainer but he is leaving the Island so a new trainer is needed. Al Moren will hook up the water pump this weekend.

There have been complaints about speeding and reckless driving. The purchase of an inexpensive radar gun was discussed.

Boosters:

No Booster meeting tonight. Memorial Day Weekend activities have been scheduled. There will be a Booster meeting in June.

The project to upgrade the community building is progressing. HMC may be able to get a tennis fence. Even if the tennis court is not built, the fence could be used in the playfield. Al Moren will look into what is involved in getting this fence.

Beachcomber:

Patricia Jones (editor) email address: hjones@yahoo.com

Next issue is in May with the deadline of 5/20/05.

Unfinished Business:

None

New Business:

None

Membership Questions:

None

Adjournment:

Clarrie made a motion to adjourn the meeting. Motion carried.

Respectfully submitted by,

Fred Fath, Recording Secretary