

HMC Management Board Meeting Minutes (May 8, 2010)

Call to Order: Fred Fath called the meeting to order at 10:00 AM.

Roll Call: Fred Fath, President/Treasurer, Kathryn Deuster, Vice President, Janet Podell, Secretary; Judy Greinke, Asst. Treasurer, Mark Anderson, Member at Large, Claudia Ellsworth, Island Manager.

Previous Board Meeting Minutes:

- **Fred Fath made a motion to accept the April '10 meeting minutes. Motion carried.**
- Fred then called for last minute Board Candidate Applications.

Correspondence:

- Three pieces of correspondence were received during the month. These were discussed as each subject arose during the course of the meeting.
- HMC has received two candidate applications for the three available positions on the Board. The candidates are: Mark Anderson and Judy Greinke. Since there are three positions to fill, an inquiry will be made to the Island lawyer about the proper way to handle the situation to ensure full compliance with the island By-Laws.

Finance:

- Fred Fath reported that a copy of the preliminary 2010-2011 budget was available as a handout to the members present. It reflects an increase to our annual assessment which will run \$1620 this year primarily due to two issues: 1.) The ferry is going into dry dock in September and this year's work includes an engine overhaul. This is anticipated to run approximately \$90K; half of which will be funded from Reserves, and 2.) The added cost to the island resulting from the resignation of our current Water Manager. Hiring a manager from outside the island is considerably more costly than utilizing a certified volunteer. The budget will also require additional deposits to continue to build up our Water system Reserves. Fred thanked the Finance Committee: Terrill Chilson, Rondi Amidon, Carole Crowley, Judy Greinke and Kathy Deuster for all of their hard work in developing the budget.
- A bill was received into the office at the last moment and did not get included in the listing of bills to be paid. It is from KPFF and it needs to be included in this month's bills.
- **Fred Fath made a motion to pay the bills. Motion carried.**

Administration:

See the Island Manager's report for miscellaneous Administration issues not directly mentioned here.

- Lou Dooley from Pierce County Emergency Management was in attendance to report out on the Hazardous Mitigation Plan that has been in work for the past year. In order for HMC as an entity to be eligible for FEMA funding in the event of a natural disaster, we must be working to have a Mitigation plan in place. Over the past year he has been working with the Emergency Preparedness Committee to prepare a draft plan which was recently forwarded to us. Mr. Dooley recommended putting this on the HMC website. The plan contains a complete profile of the island. It covers risk assessments for flood hazards, Lahar hazards, land slide issues, seismic hazards, the possibility of wildlife interface, and fire. (It was noted that HMC does not face flooding or Lahar risks but is vulnerable to the remaining noted risk scenarios.) It suggests establishing the Community building as a shelter, and of course stresses the importance of upgrading our water system, Additionally it identifies upgrade issues at the North Beach marina (upgrade to docks), and potential backup to ferry transportation. There is also an assessment of the vulnerabilities and a rough order of magnitude on the suggested upgrading of our infrastructure. Mark Anderson asked Mr. Dooley whether the report identifies suggested vs. required elements of the plan and recommended that they be broken out that way for clarity. Mark also suggested that the statutory and regulatory references be made clearer.
- New ferry signs have been installed at the docks, on the ferry and at the North Beach Marina.
- Derelict vehicles update – The Island Manager stated that, as reported at last month's Board meeting, she sent out letters to five members who currently have vehicles on their

- properties that meet the Pierce County definition of “derelict”. Two members have responded with requests for help. If the remaining members do not respond within 30 days their vehicles will be removed in accordance with Pierce County requirements
- The Island Manager reported out on the Pierce County Building Amnesty program and encouraged members who may have an un-permitted structure on their property to avail themselves that that opportunity.
 - The Island Manager reported that she has communicated with Pen Light and Washington Water to discuss the costs for maintenance and operation of the HMC water system as a replacement for Mike Davis. Tracy Anspach also suggested soliciting cost estimates from individual contractors in an effort to keep our costs low.

Legal:

See the Island Manager’s report for miscellaneous Legal issues not directly mentioned here.

- No new serious delinquencies to report.

Land Use:

See the Island Manager’s report for miscellaneous Land Use issues not directly mentioned here.

- The LUC has been working on encroachment issues and will be communicating with six members who have vehicles and/or vessels currently encroaching on HMC property
- There is a tree in the middle of the South Beach trail that should be removed (as reported in last month’s minutes) and the LUC reported that it needs to be discussed with the Parks Committee. The LUC is in agreement that the tree should be removed.
- A member asked about the South Beach trail drainage issue. Fred reported that all work has been put on hold until the Water system upgrade and when the time comes for any work to be done it will be done in full compliance with any applicable State and County requirements.

Transportation:

See the Island Manager’s report for miscellaneous Transportation issues not directly mentioned here.

- Ron Fugere has submitted his resignation as a member of the fill-in ferry crew. Paul Jensen has completed his training as a standby captain.
- There was a no-fault accident on the ferry last week when a member fell on the deck and was injured.
- Negotiations are still pending on union contract.
- Judy Greinke noted that she has been contacted by members about the low tide cancellations on the Memorial Day weekend. She voiced that it would be important to report in the Beachcomber that shuttles will continue as long as there are passengers to transport and enough water below the ferry to continue running safely.

Rules & Regulations:

- No report

Emergency Preparedness:

- The burn permit has been received for the Annual Burn this month. The burn pile is in place. Discussion of last year’s 911 call by a member to the fire department resulted in Mark suggesting that the member be contacted well in advance of the burn so they can make alternate arrangements if they have a sensitivity to the smoke. The IM will take that action.
- The Fire dept will be out to inspect the burn pile on Friday May 14 and Dick Mowry will be the HMC point of contact.

Water:

See the Island Manager’s report for miscellaneous Water issues not directly mentioned here.

- Steve Chapin reported that there has not been a WPC meeting in anticipation of the upcoming ballot count.
- Fred requested that the WPC take on the task of finding a replacement for Mike Davis and all that that entails in an effort to keep the system going until the upgrade is completed. Steve agreed to take on that responsibility if he could be assured of the assistance of Allen Moren. Allen agreed.

Parks:

- Tracy Anspach reported that there was a great response of volunteer labor over Earth Day on April 24th. Thirty five (35) members volunteered their time.
- The work on the North Beach Pavilion is now complete as is the South Beach railing.
- South Beach property lines are still in question relative to the trail. Mark Anderson offered to meet with Tracy and discuss the issue.

Roads:

See the Island Manager's report for miscellaneous Road issues not directly mentioned here.

- Allen reported that Dick Mowry is doing an excellent job of maintaining the roads. He reported that speeding has again become a problem. Fred will make a notation in the President's message.
- We need to get new volunteer drivers for the water truck. A request will be placed in the Beachcomber soliciting members.

Technology:

- No report .

Rumor Control/Member Issues:

- Judy Greinke thanked Jean Mellor for generously fronting the deposit money for Thursday Movie Nights at the Community Center.

Old Business: None

New Business:

- A member suggested that Mike Davis be formally recognized for his service to the island.
- Dick Pugh suggested that the annual budget to be published to the membership include year to date actual expenditures by line item. Fred reminded everyone that the budget to be published this month is still preliminary and will be finalized for voting next month.

Action Item Review:

- Following adjournment of the meeting the Board reviewed the action item listing and added new actions resulting from this meeting.

Beachcomber:

- The next Beachcomber will be the May issue. Inputs are required electronically no later than 5:00 PM on Wed. May 12, 2010. The Beachcomber Editor is beachcomber@herronisland.org.

Adjournment: Janet Podell made a motion to adjourn the meeting. Motion carried.

Respectfully submitted,

Janet Podell
Secretary