

HMC BOARD MEETING MINUTES
November 8, 2003

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

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

Previous Board Meeting Minutes

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

Correspondence:

Fred Fath reported that 1 piece of correspondence was received by HMC this month regarding a member complaint.

Finance:

Treasurer reported that there was an unbudgeted \$8,464.18 expense for repair of the ferry engine. This expense will be paid out of surplus funds from last year and ferry reserves. This will likely result in an increase of the reserve required in next years budget in order make dry dock expenses. The rest of the expenses are in line with expectations.

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

Attorney responded on the water leak issue and stated HMC can recover costs associated with a leak on a member's property. A bill will be submitted to the member.

Legal Liaison:

Attorney responded to several issues regarding by-laws.

Land Use

Kirk property ownership still in question. State and County have programs to help deal with underground tanks once property owner cooperates.

Transportation:

HMC decided to follow USCG recommendations and install an alarm for bilge water, oil, fire, etc. Bill Zazzo indicated the need to check for USCG approval of unit selected .

There is one possibility for a backup captain who will stay overnight.

There was major damage to ferry engine due to lost oil pressure. We need to examine the ferry maintenance budget for a possible shortfall. There might be a need to replace engines for both environmental and maintenance reasons in the future.

Pierce County junk enforcement officers will be coming onto the island. Since the Island is trying to get these officers here for the benefit of all the members, Fred Fath made a motion to change the access policy to allow the officers to ride the ferry without fees. Motion passed. This may aid in more aid in reducing junk cars on the island. Doug Allen will notify ferry crew of the change.

Rules & Regulations:

Rules committee chairman Joseph Pentheroudakis reported that Judy Sanders resigned and Carol Crowley will replace her as a member. Ferd Reichlin made a motion that Carol Crowley be appointed as a member of the rules committee. Motion passed. There are four cases pending.

Due to timing issues in the by-laws, a request of the attorney is to be made on any issues in removing article 18 of the by-laws. A motion was made by Bill Zazzo to repeal Article 18 and use the rules for establishing the process. Motion passed.

The noise issue was discussed and a County rule (Chapter 8.72) was passed out. It was suggested that HMC adopt this rule by reference that would address this issue. This will be considered as part of the rules update.

Fire Department/Emergency Preparedness:

Pierce County provided a crime watch sign. It was suggested that it go on the back of the ferry loading sign facing cars coming up the hill from the ferry. The board agreed with two small signs on North Beach and the playground.

A fire call for a legal burn caused a response from the Pierce County Fire. There is a possibility that a notification of a burn might reduce the possibility of this in the future.

There is probably a ladder missing off the fire engine. It will be checked.

Water:

The phone company contractor broke another water line coming into the HMC building. The contractor will be billed for about \$1500 to \$2000 for HMC costs including plumbing and roads.

Parks:

Money was received from Brian Wilson in the amount of \$1000 for repair of ramp. Costs for forms, concrete, rebar, etc. is about \$1856 and Brian will likely pay the difference. It will take a work party to finally replace and reconnect all

the segments in the Spring. There was lots of discussion on methods to improve the ramp. Initial materials will be ordered soon.

Flag at North Beach is pretty well gone. Boosters will likely replace the flag.

Roads:

Reported in the section on water, the costs for repair of roads damaged by the phone contractor will be billed to the contractor.

Dick Mowry will be off the island for the winter. A replacement operator will be identified for emergency work using Dick's equipment.

A member that is parking on island right of way was identified and will be contacted by Doug Allen to explain the rules.

Boosters:

Question on air quality in HMC building due to fumes from vehicles was raised. There was discussion on a portable fan to vent the building. It is not likely the fire department has any budget to help. Boosters want to split the cost of a fan with HMC. A unit will be selected and costs determined before a board decision is made.

There was discussion on portable heaters for the building to help for meetings. Boosters will research the costs.

Beachcomber:

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

Next issue deadline: 11/10/03

Unfinished Business:

None

New Business:

None

Membership Questions:

None

Adjournment:

Bill Zazzo made a motion to adjourn the meeting. Motion carried.

Respectfully submitted by,

Fred Fath, Recording Secretary