

Beverly Beach Improvement Club  
Board of Trustees Meeting-July 12, 2008

The Board met at 10:00 AM at the home of President Ron Buzard. Present were Vice President Anita Jerome, Trustees Lloyd Hammel, Fred Marshall, Ray Owen and Dianne Shiner, as well as Secretary-Treasurer Terry Hawthorne.

The minutes of the 6/11/08 Board meeting were reviewed. Ron noted that the water leak that was mentioned at Nancy Michelsen's isn't completely fixed yet. She is aware that the cost of the repair is her responsibility since her shut off is across the street from her property and the leak is under the asphalt. Ron also noted that the Consumer Confidence Report for 2007 was completed by Sue Wicklund and it will be included with the mailing regarding the Annual Meeting. Anita made a motion to approve the minutes, which Lloyd seconded and it was moved and carried.

Proposed By-Law changes regarding expanded membership & liability issues-

Lloyd will re-present this subject at the Annual Meeting and will make a motion to remove it from the table so it will be up for discussion. He will then explain the thoughts behind the proposed \$300 annual water assessment and \$60 annual membership dues. The annual water/general assessment will continue (with the amount to be determined at each Annual Meeting) until everyone is hooked up to water meters at which time we will be charged for water based on actual usage. The By-Law change will be presented for a mail ballot which would be mailed no later than August 1, 2008.

Water System Report-

\*Ron and Sue met with Karl Hjorten of Karl's Site Development regarding water meter installations. The estimate was approximately \$500 per hook-up with some costing more and some costing less. It was decided that it would probably be best to have them do the work since it is a big job. Meters are starting to be installed.

Old well lot (Lot 38)-

Fred and Terry met with Rob Halbauer of Rob Halbauer Consulting, LLC. on the old well lot on July 10<sup>th</sup> to discuss what rights BBIC might have in regards to Wagner's well on lot 39, and recommendations on lot 38 and whether to sell it or keep it. Terry mailed Rob a copy of the Judgment dated July 6, 1948 regarding lot 39. Fred will be checking into this further and is hoping to have something from Rob to present at the Annual Meeting.

BBIC 10 foot easement between Hartz & Mine properties-

Fred talked to Attorney Doug Kelly who suggested the possibility of granting a license to Tommy Mine and Kathy Rose for use of the property with the right of revocation at any time. The attorney fee for this would be about \$300. Ron said that he could talk to Tommy and Kathy about the attorney fee. Lloyd will check into this further before they are approached about the possibility of going in this direction.

Candidates for Board positions-

Fred is willing to be nominated to replace Anita as Vice President as long as Ron stays on as President. Lloyd is willing to be nominated as Secretary-Treasurer with a paid assistant (as discussed at the June 11<sup>th</sup> Board meeting) to replace Terry. Ray would be willing to stay on as a Trustee if necessary. Anita moved that these candidates be presented as nominees for the 2008-2009 Officers & Trustees. Lloyd seconded it and it was moved and carried.

Treasurer's Report-

\*Terry reported that Club financials had not changed much since the Board meeting on June 11<sup>th</sup>. She will bring copies of the current financial reports to the Annual Meeting. Terry would like to attend her cousin's wedding in Belfair at 3 PM on July 26<sup>th</sup>, so she will be leaving the meeting shortly after review of the financial reports. Dianne volunteered to take over the meeting minutes after Terry's departure.

\*Scott Waldal's property did sell and we received his annual dues along with the late fees that had accrued.

\*Beverly McNeil is still in arrears with an outstanding balance of \$230 as of 6/1/08. Ron will call her.

New Business

The issue about dogs running loose was brought up again and it was decided that it may be wise to have a list of county laws that pertain to the community such as the leash law, speed limit on county roads and other such items that may also be helpful for rental property owners to post for their tenants. Dianne will look into this and try to put something together to be distributed at the Annual Meeting.

A motion to adjourn the meeting was made by Fred at 11:25 AM. Lloyd seconded it and it was moved.

Respectfully submitted,

Terry Hawthorne  
Secretary -Treasurer