

GENERAL MEETING
April 27, 2019

The meeting was called to order by Chair, Doug Otjen at 11:05 AM at the pool clubhouse. There were 13 property owners present and 18 proxies.

Dave Asselstine moved and Nancy Papineau seconded the motion to adopt the minutes, which are posted on the web page, from the 2018 general meeting. Motion passed. Doug read a corrected version of the minutes referring to the number of water user hook ups pending approval from the State. These were also approved.

Doug announced that Deonne had to step down from her position as treasurer due to health reasons. Pam Gummel the newly appointed treasurer gave the treasurer's report. Last year there was about \$35,000 income for HIEA. At this time there is about \$20,000 balance in the account to more than cover the remaining expenses and start the new year. There are payments of \$3,400 twice a year on the USDA loan. As a requirement of the loan we will need to build up a reserve. There is currently \$57/month put aside towards this goal.

General operating expenses are planned for each year along with budgeting needed to cover unexpected expenses. There will definitely be an increase in funds when the yearly dues begin to arrive. Billing will go out about the first week in May.

Connie Otjen made a motion and Tad Papineau seconded it to accept the treasurer's report as presented.

Doug gave a report on the year in review. Some of the items mentioned were:

- Many improvements to the pool

- The meeting with a representative from the sheriff's department on the break ins last year
 - Need for property owners to be vigilant about observing theirs and neighbors properties, also keeping your place up to give the appearance of being occupied.

- End of year party around Labor Day

- Security light installed in pool parking lot. This costs HIEA about \$10/month

Water system Report

There are 62 hook ups currently. The meters are all installed and the system is working as it should be. For new hook ups the fee is \$5,000. The meters will be read for individual service water usage not fee based use. The engineer Ken Martig is now finished with his work. The board voted to pay him an additional amount to cover his extra work this past year. He worked very diligently to get the State to increase the number of hook ups from 60 to 80. This took an extra year to complete. The Articles of Incorporation limit the providing of water to property owners within the specified described boundaries of Harstine Island Estates.

The chlorination dates for the water system will be the end of April and the end of October. You will be notified by email at the time of chlorination.

Clearwater of Olympia does the required water testing for quality. HIEA has a yearly contract with them. They are not doing the individual meter readings only those at the well for water source production. They could do the service meter readings for a fee. It was noted that if HIEA cannot obtain someone to read the meters on a volunteer basis, we will have to pay for that service.

Dave Asselstine gave the pool report. Replacing the cloth furniture in the pool room with more practical indoor/outdoor furniture is being checked on. There will be 2 work parties to get the pool ready for the swim season. The dates will be May 11 and 18 at 9:00 AM. There will be a pot luck/food sharing after the May 11 work party. There will be a list of items needed for the work parties as well as what work needs to be done posted on the web page (harstine.org). There are plans to remove the rotting wood lining the path to the pool and replace with a more permanent retaining berm.

The subject of daily testing of the water in the pool and checking on the working of the filtration system was discussed, also the vacuuming of the pool once or twice a week. Due to the need to have consistent and qualified monitoring of the pool Nancy Papineau offered to check on the options of hiring someone. Volunteers are fine, but HIEA cannot always depend on this source for all work.

Leisa gave a report on the web page. She has updated it recently and has plans for contacting property owners through this means. The web page is harstine.org. The Articles of Incorporation and By Laws can be found on the web page.

Membership in HIEA is limited to property owners as stated in the legal description of the development. Dues for the coming year will remain the same as last year. Water and pool is \$600 and water only is \$555. In the Articles of Incorporation a property owner may opt out of pool membership if they purchased their property prior to the adoption of this Articles revision. Also property owners with their own wells may opt out of the water system.

The social committee of Leisa, Brenda and Judy are working on get togethers for after the work parties, Memorial Day week end pool opening and other events during the summer.

There was a thank you by Rex Davis to Dave Asselstine for all the time and effort he has put into the pool work and maintenance.

Election of board members was held. Lynn Summers made a motion and Tad Papineau seconded it to have Dave Asselstine and Marilyn Laubach continue in their positions along with adding Pam Gummel to the board. The vote was unanimous.

Meeting was adjourned at 12:05 PM.

Respectfully submitted,

Marilyn Laubach, secretary