

Greenbank Beach and Boat Club/Homeowners Association (GBBC/HOA)
Minutes of the Monthly Meeting
Saturday, December 17, 2022

Cris Sanguino called the monthly meeting of the GBBC/HOA to order at 9:49 AM. The meeting was held via Zoom.

Attending were Diana Butler, Kristen Lind, Judi Moore, Cris Sanguino, and Phil Sikes. Eddie Accame's absence was excused.

Review of Agenda

The agenda was approved as presented.

Approval of Minutes

Bob moved to approve the minutes of the November 19, 2022 GBBC/HOA meeting. The motion was seconded and passed unanimously.

CONSIDERATION OF OPEN ISSUES

Treasurer's Report—Cris

- Cris sent the Treasurer's Reports to the board via email. These are clear and needed no discussion.
- Bills presented for payment this month were:
 - Mike Etzell for landscaping, \$175
 - U.S. Post Office annual fee for post office box (to be split with HHWC), \$74
 - King Water Company, \$168.04
 - HHWC for money paid by a community member to GBBC in error: \$20
 - Cris Sanguino, reimbursement for personal check to Iron Cowboy Welding for repair of beach gate, \$737.63
- Bob moved to pay the bills. The motion was seconded and passed unanimously.

Budgets—Cris

- Brenda at King Water will help Cris with the preparations of the yearly budgets for the GBBC and the HOA which will be presented at the Annual Meeting in February.

Beach Report—Cris

- The boat ramp was cleaned last week.
- Following completion of repairs on the gate, Cris will install a new arm on a separate pole to secure the gate in place when it is open.
- We need a gate cleaning and painting party soon. Cris is applying primer.
- Cris has cleaned up a lot of debris on our beach from a derelict boat floating in Holmes Harbor.
- Surface cleaning permit for the boat ramp for 2023 is pending

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Greenbank Marsh Surface Water Management Project—Bob

- Bob wants Cyndy King, as she prepares the mailing for the Annual Meeting, to have a copy of what was sent out last year giving the history of the project, and a copy of the letter sent to Ed Sewester, Assistant County Engineer, showing what has happened since last year.
- The committee has met with County Commissioner Melanie Bacon and others who have encouraged the group to continue with what they are doing, while recognizing this is an Island County and neighborhood issue, not solely the responsibility of GBBC which only has 10% of the drainage area.
- Helen Price Johnson stated that this kind of project is what the USDA assists with, and funds would be available as they were for HHWC for the re-piping project.
- There needs to be another meeting of key people such as Melanie Bacon, Island County engineer Connie Bowers, and Ed Sewester, to bring them up to date before obtaining estimates that can be used to apply for a USDA grant.
- Given the current availability of infrastructure money, and Island County's request for proposals, there may be enough money available to fund the project.
- Connie Bowers is being kept in the loop and may be able to help with obtaining a preliminary engineering study that will yield the preliminary estimate needed to be able to apply for a grant. Once that approval has been obtained, a final estimate will be needed.
- Bob is working with Island County officials to find someone (such as Connie Bowers) who can authorize a preliminary study that generates an estimate.

Bob will email the Progressive Club to reserve it for the Annual Meeting on Saturday, February 11, 2023.

CONSIDERATION OF NEW BUSINESS

Portapot—Bob Monroig

- The Board discussed the pros and cons of buying a PortaPot for the beach and having a company such as a Diamond Rental maintain it. This would be a cost-saving to the community, but since it also involves the need for volunteer labor to move the unit to the beach for use during the summer and back to a storage site in the fall, etc., a decision will be left for the community at the annual meeting.

Member Comments

- The Board revisited possible purchase of a laser printer to save the community money on printing fees. Questions remain about where to store the printer, who will be responsible for its maintenance, etc. This will be brought up at the Annual Meeting.

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The meeting was adjourned at 10:30 AM.

The next meeting of the GBBC/HOA will be Saturday, January 21, 2023, following the joint meeting.

Minutes taken by

Diana Butler, Secretary