

Lagoon Point Newsletter

June 2007

This year's Lagoon Point Garage Sale will be on Saturday July 7th

We will place ads in local newspapers.

You contribute 10% of your proceeds to 'Neighbors Helping Neighbors.'

Upcoming Board meetings: All Board meetings are open to LPCA members. Discussion and agenda-planning meetings are held for informal discussion: no actions taken, no decisions made, no minutes kept.

Board agenda-planning meetings: Tuesdays: June 26, July 31, Sept 6 (Thursday); all 7 PM at Linda Armstrong's home, 3412 Marine View Drive.

Regular monthly board meetings: Tuesdays: July 10, August 7, Sept 11, 6:30 PM; at the Greenbank Clubhouse.

Annual LPCA membership meeting: Tuesday, September 11, 6:30, at the Greenbank Clubhouse.

From the President – Linda Armstrong

Dear Friends and Neighbors,

Regarding the Raymond case, the state Appeals Court has upheld the trial court's finding that all Lagoon Point property owners are responsible for the maintenance of all our commonly-owned areas. We have posted the trial court and appeals court rulings on our website: www.lagoonpoint.com. Look under Governing Documents, Court Rulings.

In May the Board held two community mtgs to hear members views about how we might share the cost of dredging our commonly-owned Lot C silting basin. The meetings were well attended and we heard opinions from folks who strongly disagree with each other. Yet the participants were respectful of each other and of their differing points of view. The Board will use this input as we move toward a ballot for the community later this Fall. Some of the issues raised had to do with what cost-sharing options were legally possible and which were not. The board is asking our association attorney to advise us on the legalities of the various options.

In this newsletter you will find another progress report on preparing for dredging. By end-July we hope to have chosen a consulting firm to assist us in completing our design work and obtaining all the permits we'll be needing. Permitting will probably take two years, maybe more.

Elections for 2008 Board positions are coming up in the fall. Several positions will be vacant for next year and we need volunteers. Think about contributing some of your time by volunteering on our homeowners association board. See the article by Mike Stevens in this newsletter.

I hope your summer will be full of fun – and fish, if you're an afficienaddict. ☺

Linda Armstrong,
LPCA President

Dredging progress

Dredge footprint updated. Jim Johannessen has updated the dredge footprint to incorporate the two areas we asked to be added. The revised dredge volume is estimated at 18,380 cubic yards (CYs), plus about 1000 CYs/year additional for the silt that entered the dredge area each year between 2005, the year the data were collected, and the year dredging occurs. About 71 percent of the spoils would come from Lot C, 29 percent from south of Lot C. The updated dredge footprint map is available on our website. (Look on the News Flashes page for 'News Flash June 12 2007'.) A few printed copies are available from Aaron Lowin.

Contracting for technical assistance in getting our permits: We are reviewing proposals from four consulting firms to provide us with technical assistance in obtaining all our dredging permits. We requested bids from these four, from among seven or eight whom we'd contacted and interviewed by phone or in person. The permitting team (Bob Vondrachek, Bill Brown, and Aaron Lowin) is evaluating the proposals and plans to bring a recommendation to the LPCA board and Divisions 2-3-4 Architectural Committee at the board's July 10th meeting.

Follow-up work contracts being let with Jim Johannessen and Amy Leitman The LPCA board and Divisions 2-3-4 Architectural Committee are preparing to issue open-ended small-cost contracts with Jim Johannessen (Coastal Geologic Services) and Amy Leitman (Marine Surveys and Assessments). With these open-ended contracts we will be able to issue simple work orders to have the firms do limited amounts of further geologic or biologic work for us.

2007-08 operating budget approved.

Assessment billings coming soon to your mailbox.

In late April the lot owners by vote approved the operating budget proposed for next year. 88 percent voted Yes, 12 percent voted No. The 2007-08 budget keeps the annual assessment at the current rate of \$120 per lot.

In the next few weeks you should be getting your 2007-08 annual assessment billings in the mail. Your assessment payments are due back 30 days later.

Sale of strip of Lot EE not approved

Lot owners have voted against selling off a 20' strip along the west side of community-owned Lot EE. Some 69 percent voted against the sale, 31 percent for the sale.

Ballots were returned by 41 percent of the 523 Lagoon Point lots. 16 lots (12 owners) used the secret ballot option.

The Lagoon Point Fishing Derby will be on Saturday, September 1st

The Board has agreed to ***not charge an Entry Fee this year***. There are sufficient funds available from last year to cover the cost of the prizes for the largest salmon caught and for the Children's Derby.

Watch for Derby Rules and other details in the August 2007 Newsletter.

Nine board positions open for 2008 - Mike Stevens

The LPCA Board of Directors invites Lagoon Point lot owners to stand for election for the 2008 Board. Nine of the twelve director positions will be elected (see list below). The six officers each serve for one year. The Area Reps serve for two years. The following positions will be open:

President	Treasurer	Secretary	Area 2 Rep
Vice President	Assistant Treasurer	Assistant Secretary	Area 4 Rep
			Area 6 Rep

Qualifications for Office: Any Lagoon Point property owner not delinquent in payments may run for any officer position. To be an Area Rep you must own property in that area. The Area boundaries are shown on the map on the outside page of this newsletter.

Nominations for Candidates: Per our bylaws, nominations will take place at the Annual Membership Meeting, at the Greenbank Clubhouse, Tuesday, September 11, 2007, 6:30 PM.

As of the today we do not yet have volunteers to run for the 2008 President, Secretary, and Treasurer positions.

Contact the Board: If you are interested in running for office please contact your Area Rep or Mike Stevens, LPCA Vice President. Reach Mike at (206) 542-7139 or (360) 678-3689, or em to mikestevensfrb@aol.com .

Or ... come to our July 10 or August 7 board meetings and ask us about the responsibilities of the position you might be interested in and the time commitment. Our regular monthly Board Meetings are all held at the Greenbank Clubhouse, and start at 6:30 PM.

The Assistant Secretary position is vacant at this time. If you are considering joining the Board you can do so immediately by volunteering to fill The Assistant Secretary position for the remainder of 2007. (Its not a lot of work.)

The high sand bar at the channel outlet is gone.

Sandbars sometimes appear at the channel outlet into Admiralty Inlet in late winter or early spring, after winter storm winds and tides. They usually disappear by summer, as tides wash the sand elsewhere. This one's gone.

Thank You's to our recent community volunteers:

To Mike Stevens and Gary Galeotti for mowing the grass along the north side of Lot C

Please clean up after your dog, particularly if you're walking on the Lot C parking lot

Especially during the summer many lot owners and their guests walk with their dog(s) along our streets and beaches. Please remember to bring your scooper and plastic bag, and clean up after your dog. And always keep your dog in view, so you are aware of what your dog is up to.

Dog leftovers have become a particular problem on the Lot C parking lot, where we all walk to the beach and park our boat trailers and vehicles. Your neighbors will appreciate your cleaning up after your dog! Thank you.

Lagoon Point news now posted on our website - Check it out - Aaron Lowin

Check out the new '*News Flashes*' page on our website. We post news there soon after it happens. This is an improvement over distributing news only through this newsletter, which is issued about every other month.

We will use the new web page to update you on progress on dredging, also vote results, waterway repairs, boating or fishing restrictions, changed meeting dates, and more.

We will continue to publish this bi-monthly newsletter. We want to stay in touch with all lot owners, but not all have access to our website. Some lesser items in this newsletter will not be put on the website.

Anyone know who owns the em address lpca@yahoo.com ?

The web e-mail system Lagoon Point has used for years has grown clunky and obsolete, and while we're surely grateful to Whidbey Telecom for making that address available to us at no charge, they've told us there are no plans to update their web email program in the near future.

We need an e-mail program that can save our incoming and outgoing mail and our member e-mail addresses, that can categorize mail into folders and sub-folders, and that can create mailing lists, so the secretary can hand all our email files and addresses down to the next secretary. We were thinking of using lpca@yahoo.com as our em address, but, darned, someone already claimed that address. If you own it or know who does, please contact us at lpic@whidbey.net. We'd appreciate that.

Do we have your address wrong?

Tell us and we'll fix it! We can't fix a wrong address we don't know about.

Have you moved? Planning to move? Send us your new address before you move. For every address we use that's not current, the Post Office charges us \$1 extra to notify us of your address change, and they still don't forward your newsletter. Until we get your address correction the Post office keeps charging us.

Send your address change to: LPCA, PO Box 123, Greenbank WA 98253, or by e-mail to lpic@whidbey.net.

Better yet, let us send this newsletter direct to your computer . . .

Join the many Lagoon Pointers who now get the LPCA Newsletter by e-mail. You'll get the newsletter faster, and won't have to trudge through the snow to your mailbox. LPCA saves \$0.80 - 1.00 for each copy we don't have to print and mail.

Send your request for e-mail delivery to us at: lpic@whidbey.net .

We do post the newsletter on our website: www.lagoonpoint.com, but the web posting is delayed. Better to get the newsletter by e-mail.

Suggestions for the Board ? Questions ? Contact your Area Representative

Your 2007 Board members are:

President	Linda Armstrong	C 206-795-3487 at LP: 678-1425	lindaarms@earthlink.net
Vice Pres	Mike Stevens	206-542-7139 at LP: 678-3689	mikestevensfrb@aol.com
Treasurer	Janet Bondelid	222-3182	jsbond@whidbey.com
Asst Treas	Bill Schmid	222-3305	schmid@whidbey.com
Secretary	Aaron Lowin	C 206-498-8090 at LP: 678-1425	alowin@earthlink.net
Asst Sec'y	- vacant -		
Area 1 Rep	Bob Vierra	678-6310	schmid2@whidbey.com
Area 2 Rep	Page Gilbert-Baenen	222-3104	pagegb@whidbey.net
Area 3 Rep	Roy Blackwell	360-321-2014 C 425-210-4180	Chydro@aol.com
Area 4 Rep	Todd Brunner	425-771-5148 ext 23	todd@brunnerconstruction.com
Area 5 Rep	Tom Heerhartz	678-7787	pheer@whidbey.com
Area 6 Rep	Bill Brown	222-3178	bbrown99@whidbey.com

Community Announcements

A polite request from a neighbor -

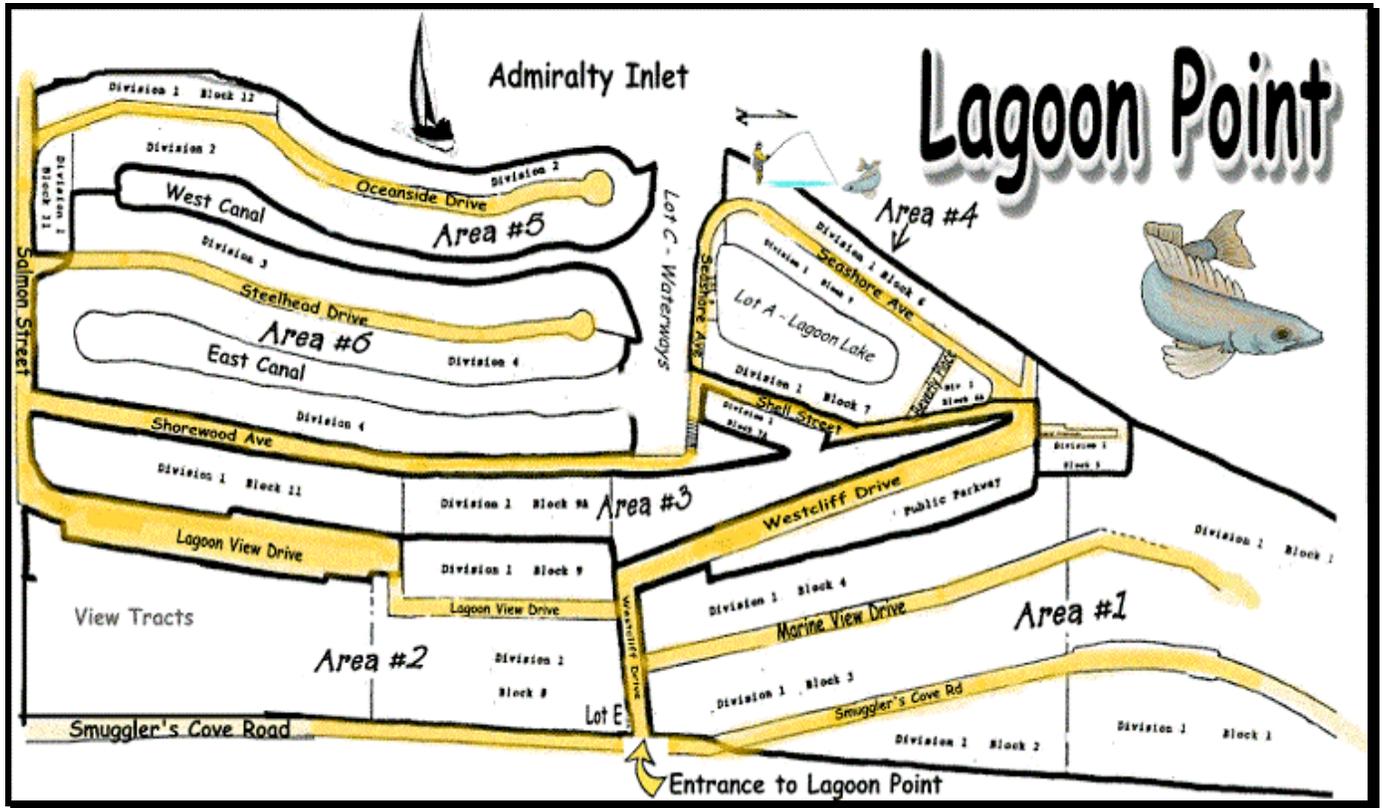
I just had the paramedics here and have had a couple of visits to the ER because I have asthma and sometimes it gets really bad when people are burning. If only I knew ahead of time that someone is going to burn I would go into my house and shut the windows till the burning is done, or I'd go to the store or something. I have asked the people who live by me and whom I know to alert me when they are going to burn – most everyone is very nice about it. Someone suggested I ask all of you who live along Smugglers' Cove Road, Marine View Drive, and the streets below Marine View Drive to please give me a quick phone call ahead if you are going to burn stuff. Every little bit helps.

Please make a note of my name and phone number, and call me ahead if you're going to burn. Thank you.

Sue McKinney (360) 222-3472

THE BULLETIN BOARD *Space is limited. Ads will run once unless otherwise arranged.*
To add or end an ad e-mail us at lpic@whidbey.net or call 678-1425

- MARINE RADIO for sale. Ray Jefferson brand VHF/FM ship-to-shore marine transmitter/receiver. Used very little - In storage for about 6 years. 57 transmit and 81 receive channels plus 10 weather channels, 12 volt DC, with fold-over fiberglass antenna \$30 Call Jim Hoel 678-6579 (June)
- For Rent: One bedroom newly furnished with private deck off the dining room. Huge walk-in closet off the master, inside laundry, and beautiful tiled gas fireplace in the main living area. Dock with 50' slip. \$1195/month. 360-770-9565 (June)
- Needed: Your donated wood furniture can have a second useful life for charity. Carrie: 360-646-6053, or stop by at 3546 Seashore (June)
- Need someone to mow my lawn at 79 Salmon St and the lot next door. Would like it mowed July and August. Please call if you know someone, maybe a teenager who would like the job. Preferably supply your own mower. Please call if interested and we can talk about price. Gwen Smith 425-255-3065 (Renton) (June)
- South Whidbey Pet Nanny - I will pet sit at your home. Licensed and insured
Call for free estimate and info - Robyn Wozab 360.661.5837 or wozabs@aol.com (April, June)
- Lot for sale – east side of Shorewood Avenue. Has approved septic tank system.
Best offer over \$80,000. Contact Don Thomas (owner): (206) 729-3742 (April, June)
- Our property at 3499 Smugglers Cove Road is for sale, \$415,000. Contact our agent, Amanda Remmen, at Coldwell Banker Tara, 360-221-0143. Chuck and Judy Prochaska (April, June)
- Need sewing done? Embarrassed by droopy seams? Experienced seamstress - will prepare what you would like done. Many baby afghans, a few baby quilts made up, can take orders, great handmade gifts for a shower. Monica Vierra 678-6310 (nx)



LAGOON POINT COMMUNITY ASSOCIATION
 P.O. Box 123
 GREENBANK WA 98253
 - RETURN SERVICE REQUESTED -

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