

Lagoon Point Newsletter

January 2004

Next regular open Board meeting: 6:30 pm, Tuesday, February 10th 2004, at the Greenbank Clubhouse

The 2004 Board of Directors

Officers

President	Andy Messer
Vice-President	Ernie Clayton
Secretary	Linda Armstrong
Assistant-Secretary	Paula Ratcliff
Treasurer	Bill Schmid
Assistant-Treasurer	Bob Bennett

Area Representatives

Area 1	Bob Vierra
Area 2	Graham Benson
Area 3	Roy Blackwell
Area 4	Mike Stevens
Area 5	Bob Rodgers
Area 6	Janet Bondelid

The Board of Directors meeting for January 6th was canceled due to snow. The new 2004 Board of Directors met Tuesday evening January 13th at the Greenbank Clubhouse. The president read the duties of the officers from the by-laws and additional procedural instructions. Minutes of the December 2nd Board meeting were read. Treasurer's year-end report, Area Representative and committee reports were presented. Revisions were made to the 2004 LPIC Calendar.



REVISED 2004 LPIC Calendar

Jan 13 – Tuesday	Board Meeting
Feb 10 – Tuesday	Board Meeting
Mar 2 – Tuesday	Board Meeting
Mar 13 – Saturday	St Patrick's Day Potluck
Apr 6 – Tuesday	Board Meeting
May 4 – Tuesday	Board Meeting
Jun 1 – Tuesday	Board Meeting
July 3 - Saturday	Lagoon Point Garage Sale
July 6 – Tuesday	Board Meeting

Aug 3 – Tuesday	Board Meeting
Sep 4 – Saturday	Fishing Derby, Membership Annual Meeting & Potluck
Sep 7 – Tuesday	Board Meeting
Oct 5 – Tuesday	Board Meeting
Nov 9 – Tuesday	Board Meeting
Dec 4 – Tuesday	Christmas Party
Dec 7 – Tuesday	Board Meeting
Jan 11, 05 – Tues	Board Meeting

Jetty Permit Status – Progress

Island County approved our Jetty Repair Project on October 21, 2003. Washington State Fisheries gave its approval December 8th, and issued the HPA (Hydraulic Project Approval). The Army Corps of Engineers has finished its review with a favorable recommendation for a 15 July to 15 October work window. Final bids and contractor selection will follow issuance of the Army Corps of Engineers Repair Permit and Island County Building Permit, which are expected before the end of February 2004.

Jetty Assessment Payment Status – Over 82%

As of December 31, 2003, we have received \$83,773.85 of the \$101,985 approved for the Jetty Repair Assessment. Of 393 property owners, 335 owners have paid per approved options: 318 have paid in full; 11 have made two of three payments. 58 property owners are \$18,211 delinquent including 47 who have made no payments. As required by our bylaws and provided for in our budget, the Jetty assessment payments have been placed in the jetty long-term reserve fund and are invested in short-term CD's.

If you have not yet paid this assessment, please do so at the earliest opportunity. In accordance with Article II, Section 2 of our newly approved bylaws, a quarterly 5% penalty on unpaid balances was applied January 2nd 2004.



LPIC Records

The Board of Directors Records Committee has been working on the daunting project of inventorying, organizing and archiving our LPIC minutes, correspondence, newsletters, ballots, rosters, financial records and other historical records. It is nearly complete, with the exception of some missing records from **1961, 1965, 1966, 1967, 1990, 1998 and 1999.**

If you have originals or copies of LPIC documents and would like to add them to the archive, please contact the **LPIC Assistant Secretary Paula Ratcliff at 360-222-3027 or 678-1065.** We finally have a safe archive storage area and procedures for proper preservation of our LPIC historical documents.

Lagoon Point Dredging Funding Committee Report

The Dredging Funding Committee gave a preliminary presentation of draft funding resolution proposals to the LPIC Board of Directors in late November. After making some refinements, the committee will meet again with the Board in January and then send the approved proposal to the LPIC attorney for legal review. The Dredging Funding Committee will meet with the attorney to discuss the legal review and report back to the board. The committee will then prepare a presentation, mail-out and meeting schedule for discussion and consideration by the lot owners. Presentation of the proposal to the community will follow.

\$\$\$ What is Next?

Several years ago the LPIC Board of Directors identified four major maintenance projects that were finally coming due: Jetty Repair, Lot C and Canal Dredging, the Seashore Avenue Bridge Repair, and the Seashore Avenue Bulkhead Replacement. The LPIC Waterway Committee has regularly provided information and status reports about these issues to the Board of Directors.

The Jetty Repair Project has been approved and funded by LPIC membership and the permitting process is nearly complete. Contractor bids are being requested. The repair will be completed this summer.

The Seashore Avenue Bridge Repair will be required in the next few years due to erosion around the bridge abutments. Temporary shoring has been installed and will hold for now. The cost of this project will depend upon the extent of required permanent repairs when the current temporary repair is no longer satisfactory. Funding for this project will be by equal assessments on each lot, after approval by the LPIC membership, voting by lot, by mail.

The Seashore Avenue Bulkhead, originally constructed of wood pilings is in a severe state of disrepair. It will require replacement with concrete or rock in the not too distant future. The cost of this project is potentially as much as the current jetty repair project, although a more thorough study of options is required. Funding for this project will be by equal assessments on each lot, after approval by the LPIC membership, voting by lot, by mail.

The Dredging of Lot C and portions of the East and West Canals is the largest of the projects and is the next priority after the Jetty. An accurate estimate for the cost of this project requires environmental studies and an engineering survey. A funding proposal for this project is currently under development for presentation to the membership.

A Community Guest Dock, east of the boat launching ramp, has been discussed as a future improvement to be considered by the membership at a later time. There is no financial plan or provision for this project at this time.

From the President – by Andy Messer

Although, starting in 2002, our current budgets now contain contributions for long-term reserves; at this time, none of these projects have adequate long-term reserve money set aside to avoid the need for special assessments. By failing to set aside long-term reserves for the maintenance of our common areas we have been “running on battery” for the last 30 years. It’s finally time to pay the bills. Let us not waste our precious time and energy protesting and arguing about what we are now required to do. We have already made lasting changes to our bylaws and budget, which will provide for future maintenance. Let us work together now to complete the task of funding our current maintenance projects. Once done, we will not be faced with this kind of “catch-up” again.

Passages *by Mike Stevens*

Ellen White Pope

Lagoon Point neighbors were sorry to hear that Ellen Pope passed away on December 29, 2003. Surviving her is her husband Stewart, daughter Hillis Parker, and son Lachlan, and numerous grandchildren and great grandchildren.

Ellen and Stewart have had a summer home on the waterfront on Seashore Avenue since the mid-1960's. Ellen was an accomplished pianist and loved to play the piano and enjoy the wonderful views of Puget Sound. She also loved to go salmon fishing with her husband in their boat and also off the beach. Ellen and Stewart often brought guests to their Lagoon Point home to share in their enjoyment of the beach and the fantastic views of the water and mountains.

HELP! *By Ernie Clayton*

I would like to thank Dan Williamson for the wonderful job he did putting the LPIC Christmas party together. And I'm sure he would do just as great a job on the St. Patrick's Day party, except he will be on a well deserved vacation in Hawaii!

SO, we need a volunteer to organize the ST. Patrick's day party/potluck on March 13th. Anyone who would like to volunteer, please contact Ernie Clayton at 360-678-3122. Thanks.

LPIC e-Bulletins

LPIC is publishing bulletins and announcements via email, to augment our monthly printed newsletter and our website: www.lagoonpoint.com. If you would like to receive the LPIC e-Bulletin, email your request to LPIC@whidbey.net and please include your name and phone number.

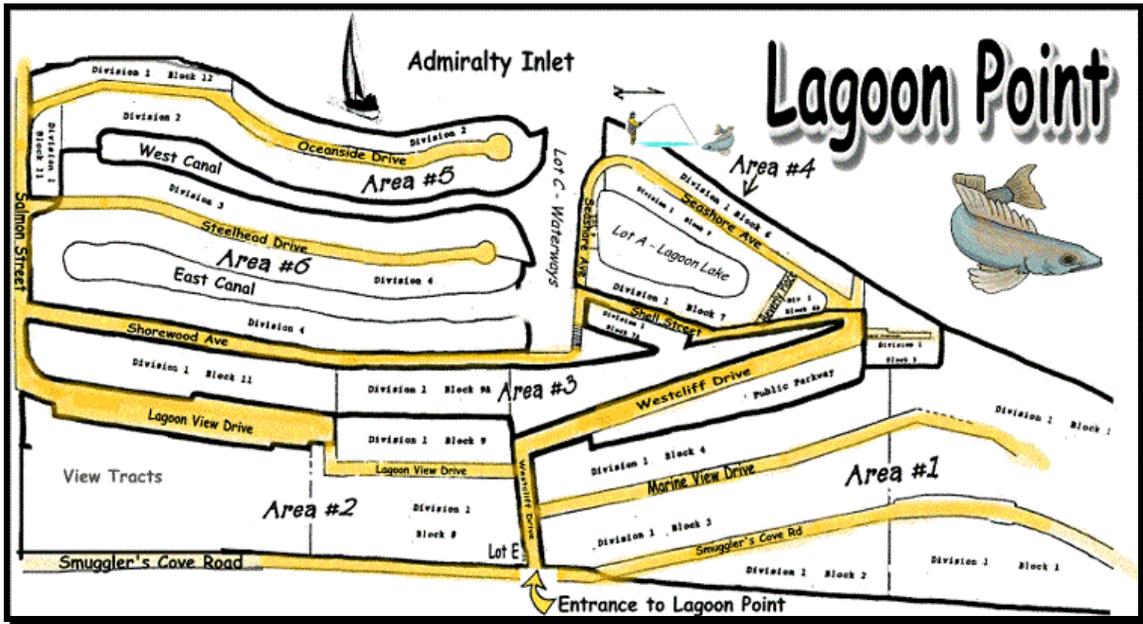
Note: The monthly Newsletter is not currently distributed by email; however, back issues are posted on our website: www.lagoonpoint.com under Newsletter.

BULLETIN BOARD

(Ads will run twice unless otherwise arranged)

- **LP HERON** Hooded & regular Sweatshirts, T's! Any size and color, they Benefit "Neighbors Helping Neighbors", our own voluntary LP help organization. Call Margo Lane 360-222-3209
- Need sewing done? Experienced seamstress. Many baby afghans, a few baby quilts made up, can take orders, great handmade gifts for a shower. Call Monica Vierra 678-6310.
- Hi, my name is Maddy Ess and I would like to walk or take care of your pets for you. Rates are negotiable & reasonable. 678-2913.
- FOR RENT – 2 BR Mobile home on Marine View Dr. \$600/mo. Call Bob 678-6310
- Found on 12/18/03 a hard cover book on Lagoon View Drive, near the bottom of the hill. A note inside indicates it is a gift to somebody from Julie. Contact Marilyn Ohlson 360-222-3166.

If you need to delete your ad, or would like to add an ad, please e-mail: lpic@whidbey.net



Contact your 2003 Area Representative:

Area 1	Bob Vierra	360-678-6310	
Area 2	Graham Benson	360-222-3018	
Area 3	Roy Blackwell	425-347-9312	
Area 4	Mike Stevens	206-542-7139	360-678-3689
Area 5	Bob Rodgers	360-678-0770	
Area 6	Janet Bondelid	360-222-3182	

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