

ANNUAL MEETING MINUTES

Saturday May 21, 2022

President Al Miotke called the meeting to order at 10:00am.

Attending board members and trustees were: President Al Miotke, Treasurer Michael Frederick-Martinez, Secretary Samantha Hughes, Trustees Carla Gianini, Amy Kasprzyk, Tony Scoccolo, Amy Meharry, and Matt Coughlin.

Rules of Decorum: President Al began the meeting by reminding everyone to observe the rules of order/decorum. There will be a 2-minute limit per member during open discussion. We try our best to stay within the 1-hour time limit of hour to be respectful of everyone's time. Please do not interrupt other members while they are speaking.

Approval of Minutes from November 7, 2020 Annual Meeting – Al led a review and read over the minutes of last year's annual meeting. He then called for a motion to approve the minutes. Member Jim Thompson made a motion to approve the minutes, and Warren Gray seconded that motion. The minutes were approved unanimously.

Approval of Treasurer's Report - Treasurer Michael presented the treasurer's report for the fiscal year (05/2021-04/2022) ending fund balance of \$2,214.60. Multiple members asked about the board's process for obtaining bids. Samantha and Amy explained that the board's goal is to try and obtain 3 bids for our larger projects in addition to asking for community volunteers. Sometimes the board does not receive a response and in an effort to prevent delay will move forward with a vote with only 1 or 2 bids. The attempts to receive bids are documented in monthly meeting minutes. Jim Thompson made a motion to approve the report, and Lana Lane seconded the motion. The treasurer's report was approved unanimously.

Open Board Positions – Al announced that the board currently has 1 position open which is for Vice President. Any members interested were encouraged to approach the board after the meeting or contact one of the board members via phone or email.

Al reviewed a list of projects that were completed within the last year. They are:

- Dock Project (2nd floating dock and swim dock)
- Updated park signage (no fireworks and no trespassing)
- Trespass agreement with Bonney Lake PD
- Bench in tennis court

Discussed projects that are in progress:

- Replacing damaged benches in women's restroom
- Park lighting

Discussed future projects:

- Adding fob entry on tennis court gates
- Clubhouse renovations
- Restroom building exterior refresh (painting, gutters, roof)
- Gravel parking lot level out
- Park sprinkler system
- Shoreline erosion

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Al directed the meeting to open discussion.

Parking Violations – Board reminded members to swap out old parking stickers for the new ones for this fiscal year of 2022 – 2023. New sticker is a solid green background with white writing. Vehicles not displaying current parking sticker are subject to towing at owner's expense. Samantha mentioned that since Allan Yorke boat launch is closed for the season we anticipate violators trying to use our park. Our towing company can tow boats with trailers, so no one is exempt.

New Security Company – Tony led announcement and discussion regarding the board's decision to switch companies. Washington Patrol Division is a locally owned company that employs former military and officers as their guards. They are under contract with IIMC and are not employed by us. Tony explained that security officers will help enforce the rules and are there to educate members if they are violating anything. They utilize de-escalation tactics before calling police. Officers are acting as proxy of board members, wear body cameras and write reports of any incidents that occur at park. We plan to have multiple officers on July 4th given the situations that occurred last year. Multiple questions about specifics that Tony was able to answer. Member asked why security is needed and could it be canceled if we are not happy with their service. Tony requested any member to email him if they have questions or concerns about security and/or ways they can improve. The board elected to continue with on-site security for the summer and then can re-evaluate moving forward.

After Hours Violation – Al reviewed the Trespass Agreement that the board initiate with the City of Bonney Lake Police Department. This agreement allows the police department to enforce our posted hours of 8am – 10pm.

Pets off leash – Continued complaints about pets off leash in the park and members not cleaning up after their animals. Board explained they are continuing to visit the proposal of no longer allowing pets in park if members cannot be responsible. There have been dog bites and dogs fighting on multiple occasions. Board will continue to monitor for the summer and re-evaluate if a rule change is needed.

Non-member usage – Board reminded guests that per our bylaws and articles of incorporation that members must be present if guests are at the park. Member asked if family members count (i.e. children) and the board stated no.

Playground – member mentioned that our play structure is outdated, missing bolts, and needs updating. Board confirmed that it was replaced about 15 years ago and are open to purchasing new playground depending on our budget. Member offered to initiate fundraiser if we wanted to go that route. Board will pursue once budget is defined. In the meantime, board will inspect current structure and make adjustments/fixes that they can.

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Fireworks – at the last annual meeting in August of 2021, the topic of banning fireworks was brought up by several community members. There was a majority at the meeting requesting this change with only a handful rejecting the request. With continued community of support, the board voted to ban fireworks starting April 2022. Safety concerns that were raised, but not limited to, fireworks being blown up in metal cans causing shrapnel to go everywhere, fireworks being lit off under boats causing personal damage, and fireworks being blown off towards the swim area. Member asked for a vote regarding the rule change. Secretary Samantha and Trustee Amy explained that since our park rules are not part of the bylaws, a majority vote is not needed. Any rule changes or additions are within the power of the board members. Member asked if additional signage can be posted well in advance of the July 4th holiday. Board agreed to purchase additional signage for notifications.

Pot Hole in Boat launch – member mentioned that there is a significant hold in the boat ramp area that needs fixing. Board agreed to inspect the hold and get it filled ASAP.

Hazards in Playground – member mentioned that there are pipes sticking up out of the ground near the fence line in the play area and could be a potential safety hazard. Board agreed to inspect and take care of ASAP. After meeting, multiple board members inspected area in question and only found 1 piece of rebar type material sticking out of ground. Board will work to remove.

Tennis court – member asked if court could be power washed to remove the sap and scum from the winter. Treasurer Michael offered to contact the company we have used for all tennis court projects and will pursue additional quotes as well.

Air B&B on the island – Member announced that there is an air B&B on the island and has already caused disturbances. Member shared information that was received from police that nothing was done because they were not called by a neighbor. If any noise disturbances happen in the future, members are encouraged to contact non-emergent police line to address.

Shoreline erosion at swim dock – member stated there is a safety concern since there is a sizable gap between the shoreline and swim dock. The board stated they are already working on a solution to create a ramp and should have it done before the July 4th holiday.

Neighborhood Watch – member reminded group that a neighborhood watch has been initiated and encourage members to join to help keep the community safe.

Picnic tables – member asked if additional picnic tables can be added in front of clubhouse area under trees since it is shaded. In order for picnic tables to be level, a concrete pad would need to be placed and board is hesitant to spend that money right now but will keep it on our future projects list. The board reminded the group that holes were placed in the existing tables to allow for umbrellas.

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Recognition – board acknowledged the hard work of our bookkeeper, Dawn Dalton, and her action to recover past due balances. She has been able to recover almost a hundred accounts and thousands of dollars that can help the board complete our projects.

Property Liens – member asked if the board is continuing to pursue liens of past due accounts. The board is creating a letter to be sent out to home owners of past due accounts to begin process. Although it is not necessary, the board wants to provide one official notification (certified letter) of lien action before filing.

Jim Thompson made a motion to end the meeting and Warren Gray seconded the motion.

Having no more business to discuss, the meeting adjourned at 11:20am.

Minutes respectfully submitted by:
Samantha Hughes