

WEEKENDER SEPTEMBER 25, 2008

Capital Projects Hearing Recap



One of the reasons we have hearings on projects and ask for member comments is that we sometimes learn new information that alters the direction of the Board. Comments Saturday at the capital projects hearing by Nancy Dunn indicated that she had talked with a Health Department official and that a King County court case in June had altered definitions of “municipal” water supplier that would result in the Department of Health not requiring water metering of Surfside. We followed up on Monday.

It appears to be accurate and communication this week from the Department of Health and Department of Ecology confirms that the court case had the effect of removing Surfside from the metering requirement.

We have subsequently discussed how we did not receive this information with our consultant and learned that while aware of the case he was unable to get an interpretation from the Department of Health about the effect of the case in a timely fashion. Repeated tries received evasive answers but suggested that metering would still be required. Even though DOH and DOE were unwilling or unable to provide interpretation we were disappointed that our consultant did not inform us of the potential for a change of interpretation.

Let me start with an apology to all our members for having moved forward this far on incomplete or outdated information. I am sorry. We have sought advice from what we believed were qualified sources to avoid just such oversights. I appreciate the members who diligently questioned what we took to be true and provided more recent information.

While the Board has not met to discuss amendment of our Six Year Plan, my sense is that we are unlikely to proceed with metering until it is required.

That said, the information we are receiving indicates the decision in the court case is being appealed to the Washington State Supreme Court. There is also indication that the requirements for conservation could take some other form. Most knowledgeable parties believe we will ultimately have to meter.

As of the time of this writing the information is complex with many unknowns. We are working as rapidly as we can to gather information. If there are high probabilities that

metering will end up being required we do not want to lose the work done to prepare the Six Year Water Plan and obtain bids. Loosing that work and having to re-do it in the short term would be wasteful of your resources. Board members continue to read, discuss, and analyze the information in order to make the wisest possible decision for members.

Please be assured that as a Board we are committed to:

- Legal compliance with all water regulations
- Making decisions based on affordability
- Obtaining the best information we can reasonably obtain
- Continued input from members
- Making decisions for all members based on that information.

I also want to make members aware that the court decision by affecting definitions may also have affected water rights. This is a much more serious impact than the metering and we are actively pursuing the implications for our water rights. Protecting our water rights is a high priority for Surfside.

Warren Olson, President



Last week marked the passing of another long time, treasured, Surfside volunteer Ray Gardner. Ray served on the Board and was President of the association and a vocal advocate for member participation.

We would like to honor both Ray and Pat Goettel by publishing some of your remembrances. We request you send a paragraph or two to the Weekender at Dinah@surfsideonline.org sharing your recollections of their contributions to Surfside

The September Board Meeting

...was held on Saturday, September 20, 2008. A summary of this board meeting is attached at the end of this Weekender publication for your review of what occurred at the Board Meeting. This summary is submitted to the membership for the purpose of providing all members with a timely means of learning what is occurring within the homeowners association. The summary is not a copy of official minutes. Official minutes will be placed on the website as soon as adopted at the meetings. The August minutes were adopted and these now appear on the website for your review.





A Special Board Meeting

is planned for Monday, September 29, 2008 at 4:00 P.M. This meeting has been called to discuss the amendment to the Revised Six Year Water Plan.

Community Events



This portion of the Surfside Weekender will include events within the community that Surfside members may want to know about. If you are involved or know of an event here on the Peninsula, or close by, that you would like to have published in the Weekender, please email the particulars to Dinah@surfsideonline.org. Please limit your submissions to family friendly community events.

Events

Sunset Empire Orchid Society Presents their 12th Annual Orchid Show & Sale
Broadway Middle School, 1120 Broadway, Seaside, OR 97138
Saturday Oct. 4th 1:00 p.m. to 5:00 p.m.
Sunday Oct 5th 10:00 a.m. to 4:00 p.m.

CiderFest
Saturday, Oct 4, 11:00 a.m. to 4:30 p.m.
Bring Your Family and Receive a FREE ½ gal of Fresh Pressed Apple Cider
Free food, caramel apples, pony rides & apple cider
This is a free community event sponsored by Peninsula Baptist Church
23802 Pacific Hwy

RERUNS

AND CONTINUED NEEDS:

Kerry Amundson Reminds New Members to Call



Just a reminder: if you are a **new full time** resident of Surfside, please call Kerry Amundson at 665-2779 so she can personally meet you and welcome you to the neighborhood and give you a gift bag full of information and goodies from local businesses. And welcome to Surfside!



Christian Women's Groups Meet

These non-denominational groups offer "Fun, Friends, Support, Bible Study, Prayer, & Spiritual Renewal". Questions? Call Coral Hughes: 665-3206. The groups meet in homes every Thursday at 9:30am:

*Bonnie Masson: 32904 "J" Place; Call 665-6504

*Linda Lanphear: 809 - 347th Place; Call 665-0895

*Mindy Burns: 33609 "I" Street; Call 665-0880

NEW Working Women's group meets Tuesdays at 5:30pm:

*Lola Larson: 5015 "L" Place, Seaview; Call 642-8359

Other Local News

You may access directly the current issue of the weekly Chinook Observer, our local source of news and events, by clicking on the following web site:

<http://www.chinookobserver.com>

You can also find things going on the peninsula at the following web site of the Visitors' Bureau:

<http://www.funbeach.com>

and of the Pacific County Friends of Lewis & Clark at:

<http://lewisandclarkwa.com/pages/ocian.html>

and for local news of the Ocean Park Area Chamber membership and activities:

<http://www.opwa.com>

and, finally, Surside's own web page at:

<http://www.surfsideonline.org>

Keep the news coming... submit information to dinah@surfsideonline.org (put "Week Ender" in subject line):

- **Surfside Homeowners Association**
Mailing Address: 31402 H Street, Ocean Park, WA 98640
General Office Email: office@surfsideonline.org
- Office Phone: 360-665-4171, Seaview; Call 642-8359

SURFSIDE HOMEOWNERS ASSOCIATION

BOARD OF TRUSTEE MEETING SUMMARY SEPTEMBER 20, 2008

ACTION ITEM	DISCUSSION	ACTION TAKEN	ACTION TIMELINE
CAPTIAL PROJECTS HEARING: Water meters/waterline installation and overall upgrades to water system	Discussion on funding proposals for water meter/water line installation. Two options presented. One to assess costs on a per lot basis for meters and waterline and second option to assess by per hookup basis for meters and per lot for lines. Members brought forth information relating to a recent court case that may change requirements for Surfside to install water meters.	No action at this time in the meeting. Further discussion resulted in action by Board. Board will follow up on information presented by members regarding court action in King County that may alter plans for water meter installation within Surfside.	Finalize for action by the Board at the October Board meeting
FLOOR COMMENT	Question from owner in Division 16 on water testing. Owner stated concern on quality of water and testing put to an outside testing lab in lieu of in house tests.	Haskin will test water at specific location of concern and provide documentation to owner.	Testing will be done on Monday, September 22, 2008 by Water Department staff.
FLOOR COMMENT	Request by property owner to create a budget line item to develop a tennis court with paddleball court.	No decision. Board will look into future development and determine if there are any properties owned by Surfside that could accommodate such.	Research to begin by staff, with answer back to the Board at the October meeting.
ADOPTION OF AGENDA AND	No corrections or additions to either	Board adopted both documents by	No further action required.

APPROVAL OF MINUTES OF 8-16-08 MEETING	were suggested.	motion and vote.	
OLD BUSINESS	Acceptance of Water Meter Bid. Spreadsheet prepared by Gray & Osborne four suppliers with associated costs.	Board voted to accept the low bid by Master Meters/HD Fowler	Water meter project will move forward with anticipated beginning January 2009.
OLD BUSINESS	6-year Water Plan submitted to State for review.	No action needed. Review will likely take 30-45 days by State, County and other water districts in area.	No action needed until review is complete. May require amendments to plan based on input.
OLD BUSINESS	Concerned Citizen Committee follow-up. Options for committee were discussed. Discussion on whether this committee should be part of Community Relations Committee or a stand alone committee.	Larry Nelsen will take preferred option of a stand-alone committee back to group for discussion.	Nelsen will present to group within two weeks and then bring back to Board at the October meeting.
OLD BUSINESS	Office Computer Updates. Barb Robinson explained the updates in office computer operations, which includes a network system, backup system and a separate computer for public use.	N/A	N/A
OLD BUSINESS	Revision to Fine Policy. Proposal to amend the fine policy by striking all existing language and replace with new policy as	Board discussed and recommended staff provide documentation on number of tree complaints, process and timing in	Board motion to continue discussion and any action until the October 18, 2008 meeting of the Board.

	proposed pertaining to pets and trees over-height.	reaching compliance. Board members had not had adequate time to act on proposed amendments at this time.	
NEW BUSINESS	RV Usage Variance for Volunteers. Recommendation to allow extended use of RV on lots by volunteers that exceeds the timeline allow by the covenants.	Board discussed proposal and other options that may be available such as using another lot in Surfside that may allow year long use or possibly using a Surfside owned property for RV setup.	Board requested staff review options that may be available, but felt the regulations should remain unchanged.
NEW BUSINESS	Employee Performance Evaluation Form introduced by the GM. This will provide a tool to evaluate employees for salary adjustments, job classification and overall performance.	The Board reviewed the proposed format. This process has been brought up in previous years, and all felt it was needed and long overdue.	Board made a motion and voted to accept the proposed Employee Performance Evaluation Form and advised GM to proceed.
NEW BUSINESS	Capital Projects and Budget discussion. What direction are we going with water meter purchase/install, pipe in the ground, etc.	Board Treasurer provided the options for discussion, which included costs assessed based on per lot or per hookup.	Board motion and vote (7-2) approving a resolution to move forward with meter and waterline project based on per hookup charge assessment for meters and per lot assessment for waterlines. Recommendation will be presented at the October budget meeting to be incorporated into the 2009 budget. Specific details of budget with regard

			to the capital project for water meter installation, is pending due to King Co. court case, which may alter direction in budget.
COMMUNICATIONS	Incoming/outgoing communications, meetings and contacts	Board reviewed incoming and outgoing correspondence. Staff was asked to follow up on a Water Use Efficiency Report required by DOH and a request for a waiver on lien against a property owner for membership dues.	Staff will follow up on inquiries identified by Board and provide a response to all Board members.
STAFF & COMMITTEE REPORTS	All committees submitted reports for Board review and information. Suggestion to Staff by Board to review current RV storage fees as well as other fees now charged by Surfside. The Fish & Waterway Management Committee recommended appointment of John Reichenbach to Chair Committee.	Board suggested we look at RV storage fees as well as other fees now assessed by Surfside as possible updates.	Fees will be reviewed and recommendations on any increases provided back to Board in the next month. Board motion and vote to appoint Reichenbach as Chair to committee. Motion and vote to accept all Committee Reports.
BOARD GOAL SETTING	Board of Trustees reviewed 2008 Goals and we asked to determine goals for 2009.	Board spent time identifying goals for 2009. Several goals were identified with the priorities being development of an Employee Handbook, salary administration,	Staff (GM) will prepare outline of 2009 goals as identified by Board and provide for Board review and discussion at October Board meeting. Outline shall prioritize

		staff/board relationship, assets, capital reserve, asset policy , maintenance schedule, implementation of 6-Year Water Plan (water delivery), determine operational efficiencies (GM), improve member communication and satisfaction and sustain fish/waterway maintenance.	goals, determine responsibility in organization and timelines to implement goals.
FLOOR COMMENTS	George Miller complimented staff and the Board on operations. Mr. Miller also stated he felt the RV Storage lot should be self-sustaining. He appreciated the budget line item for flags at various locations identified. He did express dissatisfaction with assessment option chosen for water meter installation, but does appreciate the affordability approach.	Board thanked Mr. Miller for his participation in various projects in Surfside and encourages his continued support and action.	Board asked staff to look at fees for RV storage and determine if increases are needed to cover costs.
EXECUTIVE SESSION	Board discussed personnel and legal issues.	No decisions or vote required with discussion.	

MEETING ADJOURNED AT 4:50 P.M.