

Jantzen Beach Moorage, Inc.
Board of Directors Meeting
March 21 , 2017

Board Members Present: Officers: Nikki Charlton, President, James Maybry, Vice President, Kathy Holmquist Secretary. Absent: Bob Hines, Treasurer

Directors Present: Charlie Davis, Jim Ryan, Graham Perkins, Sharon Rixen, Rick Pariseau, Joy Hoffacker

14 Members Present: 1657, 2085, 1935, 1837, 1983, 1859, 2039, 1973, 1853, 1805, 1871, 1695, 1759, 1767

Minutes: January and February 2017 Board Meeting minutes were unanimously approved on a motion by Sharon Rixen and seconded by Jim Ryan.

Financial Report for February, 2017:

- General Fund: Utilities in the year to date costs were higher than projected, due to extraordinary high usage in the January billing period for sewer and water. Other costs are broadly in line with budget.
- Improvement fund: Row A costs were not booked in 2016 but will be done in 2017 and these costs will show up this year in the next 2 or 3 months.

FINANCIAL statement for 2016:

Resolution 1: It is agreed that the Board will adopt the attached financial statements for 2016. This resolution was unanimously approved on a motion by Jim Ryan and seconded by Joy Hoffacker.

Resolution 2: Revenue ruling 70-604 – consistent with the resolution approved by the members present at the annual meeting on 2/21/17.

We approve the election under revenue ruling 70-604 to allow the association to apply any excess member income to the following year's assessments.

This resolution was unanimously approved on a motion by Sharon Rixen and seconded by Jim Ryan.

COMMITTEE REPORTS:

Finance Committee Report: See attached.

Infrastructure Report. See attached report.

Mooring Committee Report. Paul Hagen presented the final recommendations of the Mooring Committee. See attached report for more detail. A Town Hall will be held April 4th which will be open to all members to discuss this report prior to a vote by the Board at the next meeting.

Parking: No report

Security: No report

Landscaping: See attached report

Communication Committee: Working on email communication process

Community Center: No report. The committee did not meet this month.

WOO Report: See attached. Seeking nominations for directors and officers.

Hinoon Report: Will be working with Mary Lou Putman on environmental issues

Meeting adjourned at 8:40.

Respectfully submitted,

Kathy Holmquist,
Secretary

Finance Committee Report

Following the recent elections, the Finance Committee is currently made up of Joy Hoffacker, Bob Hines, Nikki Charlton and Graham Perkins.

Recent activities include:

- Preparation and filing of the Annual Services Report for 2016/2015 required by the U S Dept of Commerce.
- Completion of the accounting review at 12/31/16 – sent to BoD on 3/10/17.
- Completion of financial statement package for 2016 – sent to BoD on 3/10/17.

Future projects include:

- Review of 1st Quarter's results in April.
- Insurance review – required by Article XV Section 3 of the Bylaws – 2nd Quarter 2017.
- Working with Schwindt to complete filing of 2016 tax returns – 2nd Quarter 2017.
- Support Bob Hines as he assumes Treasurer role – ongoing.
- In conjunction with Infrastructure Committee, support activities for independent reserve study.

Questions contact Graham Perkins

JBMI Infrastructure Committee Report, March 2017

As members of JBMI, we all share in the ownership of the real property and infrastructure needed to allow us to live in a safe and secure manner within our floating homes. It is important, therefore, that we all understand what we jointly own, its condition, its maintenance and replacement costs, and any pressing issues that we need to address now.

Toward that end, the JBMI Board approved a \$53,350 maintenance project to stabilize A row infrastructure. Construction began earlier this month. By replacing aging and rotting wailers and their associated steel connectors and by reconstructing the two temporary outriggers, JBMI can be more confident that A row will survive till that time when resources are available for a more complete remodeling of the row. Additionally, the electrical service to several A row homes has been lengthened at a cost of \$4,000.

Both weather and high stream flow have had a role in construction delays to date but we are confident that work will continue apace when conditions permit.

Questions contact Jim Ryan

Board Comments: Graham Perkins expressed concern over the various delays in the performance of the work by Steelhead Marine, some of which are weather related or not. It was agreed that Pam will follow up on a regular basis with Steelhead and document their conversations.

Landscape Project Committee Report

The Landscape Project Committee has met with representatives of Island Landscaping. We discussed several possible projects and are currently waiting for cost estimates for each of the projects.

Questions contact Cheryl Baker

The Landscape Project Committee met with Island Landscape to discuss irrigation options. They will be submitting proposals that will include rain gauges, pumping from the river and options for the north fence line. After we get their proposal we will get a couple more bids and go from there.

Questions contact Charley Davis

Community Involvement Report

Members on the Committee: Joy Hoffacker (1893) member, Megan Lynn (2019) renter and Sharon Rixen (1895) member.

Information is being gathered to proceed with implementing better involvement of our community. The committee will plan to meet sometime in April, 2017.

Questions contact Sharon Rixen