

RIIA BOARD MEETING
March 15, 2010

Board Attending: Charlotte Crain, Trish Burnett, Anne Scea. Trustees: Jesse Stamper, Sarah Brown, Tina Shoemaker, Jud Morris & Isl. Mgr. Cathy Driscoll. Absent: Jeff Davis, Margie Hinton, Rich Swenson.

Members Attending: Ted Smith, Jim Cushing, Dawn Stanton, Robert McCoy, Tom Straub, Rick Jensen, Russ Ranger, Gene Barkin, Greg Scea, Gabrielle Gibbert.

The meeting was opened at 7:00pm at All Saints. Those attending introduced themselves.

Approval of the February minutes was moved and passed.

Request to add agenda item: Jim Cushing offered a possible collection solution.

Members request to address the Board: Can I fix some potholes myself? Yes.

Treasurer's Report: Why are dues so low? Anne indicated that many members pay in June when billed for the coming year. We are in-line with what was budgeted, & money is recognized as received. Are dues billed reflected in the Accounts Receivable? Anne can run the A/R, but budget vs. actual is cash basis. Do we compare with the previous year to see whether there is a trend? No, Anne doesn't believe this would be useful. It is still expected to receive many dollars in June. It was moved and passed to approve the March report.

Manager's Report:

- Two members have not paid since December. Should a letter be sent for a lien?
- Two may not pay fully by year-end. Can they be deferred?
- It was reiterated that we need a solid policy. Payments should be enough to bring current before the end of each year.
- One member is delinquent beyond a year with no letter but we are unable to send one now.
- Small claims court does not allow an attorney unless a request is made to the judge for approval. Jim Cushing suggests drafting a suit requesting a specific amount the member would pay. The Bylaws indicate they owe the money & a 10-day demand is made for money upfront. We could do a test case. Attorney's fees would be paid by the member. Jim will draft the letter & contact the Island attorney to discuss. It was moved to take legal action on the two highest delinquent accounts.
- Our collection policy should be amended to include a letter if members stop making payments advising them of a likely lien (letter #2 format).
- Perhaps a petition to the Board for hardship cases could be added to the policy. Spirit & intent of the idea is good, but overall it would likely be very hard to determine validity & could be embarrassing for the member.
- It was moved to establish a hardship policy that is not limiting to the Board but could offer guidelines. To date there have not been any hardship cases that have come before the Board.
- There are agencies that may be able to offer funds for hardship & could be included in the newsletter as a resource.

New Business:

Budget Approval

- RJ & Monica Butler finalized the 2010/11 budget. Anne indicated that bridge expenses were expected to be \$100K so there would be no money for anything else. Ted was not sure of the \$100K amount & would look at insurance & maintenance to finalize for

mailing. Anne prepared the “bare bones” budget with only the essentials, and a possible budget with a dues increase.

- The deadline for mailing the Annual Meeting package is April 12th.
- It was decided the Board should meet March 29th to finalize/approve a budget to comply with our Bylaws.

Old Business:

Committee Appointments:

- Gabrielle Gibbert & RJ West are still looking for volunteers for President & three Trustees.

Parks & Recreation:

- Marine Floats did some minor repairs & gave us some used cleats that are larger than our existing cleats. Jesse will install. The dock is in good shape.

Bridge:

- Dawn Stanton explained that a few people had met with the USDA regarding bridge funding from stimulus money. This loan would be 40-years @ 4%. Based on \$4.2M & 222 lots as comparison, each member would pay about \$154/month; currently we pay about \$50/month for maintenance & the BRF assessment. Dawn provided a copy of the application to the Board for file.
- Our common properties, i.e., North & South Beaches, tennis courts, would have a lien although the USDA has no desire to own property.
- We will need a balanced budget for 2010/11. Past budgets can be explained by our reserves & the BRF assessment.
- Payment of the loan begins when the money is needed; probably it will be 2-3 years before construction.
- We need to act before September so paperwork needs to be completed by August. A member meeting will be important to gain support to go forward & explain the process. We need 10 day notice for a Special Meeting. Dawn will determine a schedule & coordinate with Cathy & the Bridge Committee.
- The County is not interested in providing a RID.
- We need to hold our \$800K to service debt. There will be no penalty for early repayment.
- It is anticipated that \$4M could take us to our current standard. However, it might be better to ask for more money than not enough.
- It needs to be determined what voting requirements will be necessary for approval by the membership. Discussion was had regarding a majority vote vs. two-thirds approval. Because a Bylaw change will be involved, it was approved that a two-thirds passage by those voting will be required.
- Stimulus money requires: 1) Board letter (completed), 2) RFQ, 3) NEPA (fees unknown), 4) survey, 5) Public Notice, 6) Permitting (should be able to use those done for the boat launch).
- The USDA will review our design to ensure that we are not over-engineered.
- If we need money for NEPA, are there restrictions regarding use of the BRF?
- Ted suggests the Board meet weekly to prepare.
- We need to: 1) Meet with the BRF & Finance Comm. for money insight, 2) ORA meeting (Office of Regulatory Assistance) will include all agencies for the required permits.
- Jesse made a motion stating that the Board requests that we pursue USDA financing & express RIIA's interest in the program. Motion passed.
- It was moved & passed to use Exeltech for permitting.
- Dawn will be posting the request for design & engineering.
- Bridge maintenance will be prioritized to reduce costs during this process, but continue to ensure safety & integrity.
- We need to continue the BRF assessment.

Roads:

- A motion was made & passed to cancel painting of the speed bumps for \$5K, & using volunteers with the appropriate paint to do the job. This is in keeping with the survey results.

The meeting was adjourned at 9:30pm.

Respectfully submitted,
Trish Burnett, Secretary