



## Official Publication of the Hat Island Community

August 2002

Volume 3, Issue 12

3616 Colby Ave, PMB 335, Everett WA 98201

[View Point Archives](#)



### Report from the manager

#### Old Elsie M

As stated in the minutes the old Elsie has been sold. The community received \$13,000.00 for the vessel and the money was used as a principal payment on the loan for the new Elsie.

#### North Marina

Someone has taken the fire extinguisher out of the north marina. The fire department has been notified to please replace it. If anyone knows what happened to the extinguisher please contact the fire department or the office. Roger has been working on the docks to make some temporary repairs to the frame work. Over the next couple of weeks Jim Brandon will be working on trying to solve the electrical problems on the docks.

#### Water Update

The community is still low on water due to 3 leaks over the past month. First was a main line leak in Division M, second was at a house that the water was not turned off at the meter and third was a main line leak in Division H. The division M and H leaks were caught fairly quickly resulting in a loss of about 10,000 gallons. The house leak was about 77,000 gallons. Everyone please turn your water off at the meter before you leave the island. The alarm system did not shut down the system because the rate of loss did not exceed 400 gallons per minute. I would like to thank everyone who helped to find, repair and assist in anyway during the three water problems. I would also like to thank everyone who conserved water especially during the long 4th of July weekend.

#### Guests and Renters

Just a reminder, property owners are responsible for their guests and for people who rent their house. These people must abide by rules of the island. This also applies to the ferry.

#### Thank You

I would like to thank Kaye & Dan Rome and Muriel Place for getting last month's paper ready for mailing. I would also like to thank Bob Hanson who replaced a property owners water shut off valve at the south end of the island.

#### RO System Update

The contractor and the community conducted the preconstruction conference for the remainder of the work on the RO System. The contractor will be moving equipment to the island late in the week of July 15th. Interwest Construction will have 120 days to complete the project. The State Department of Health has approved the final construction plans for the project as submitted to the county. When the project is completed the construction report must be submitted prior to use of the facility. After receipt of this report the state will update the Water Facility Inventory report form to allow 461 total connections for the island and authorize the use of the system. On another note the state is rethinking their position on chlorination with RO. Due to a breach in the membrane system at Potlatch Beach the conductivity gradually rose and the system did not

shut down. If a rapid rise would have been detected the system would have shut down. The concern is primarily with viruses. Bacteria are generally short lived in salt water, but viruses survive much longer. Viruses can travel easily through the beach sand and pre-filters. If viruses are in the water when a gradual opening occurs in the RO Membranes, customers could be affected. Even though the state is not requiring chlorination at this time we are seriously considering chlorinating our system.

## Fireworks

Mike Worthy and I would like to thank all of the property owners who followed the rules and displayed their fireworks in the ball park area on the 4th of July. Due to the fire hazard and the safety of the people displaying fireworks this worked out well. For those of you who did not follow the rules, the fire commissioners and the board of trustees may have to look at a solution to that problem.

## Board meeting Minutes

Call to Order: The regular monthly meeting was held on Wednesday, July 10th, 2002 at the Everett Elks. Board President Larry Petersen called the meeting to order at 7:10 p.m. All Board members were eventually present.

Minutes: A motion was made and carried to accept the minutes from the June meeting as printed in the View Point.

Treasurer's report: Linda Ebner read the Treasurers report. The report was accepted as presented.

Golf: Larry Bender observed that the course was looking really good except for a brown spot on the ninth green from a misdirected sprinkler. This has been corrected. The fourth green is nearly ready to start using. He is also looking into possibly increasing the size of some of the other greens.

Vessels: Ken Baxter reported that the Elsie M II was still having problems with the ramp failing to close. He has taken the hydraulic pump in for repairs in hopes this will be the cure. He has also installed added pumps for the deck area to make this task easier to complete. He also announced that the Elsie M I has been sold and is now in Alaska with its new owner. When asked about the progress of the new wheelhouse, he noted that although the house is nearly complete, the change over would be held up until sometime in the fall. This is because it will be out of service for approximately 30 days while the work is done so it will need to be announced well ahead of time so everyone will be able to work around the lack of service.

Maintenance/Equipment: Bob Cook announced all community equipment was running.

Marina: Charlotte Maulsby reported that six new dock carts were ordered and will be put out a few at a time, as needed, to replace carts that are beyond repair.

Water: Larry Petersen reported that we nearly ran out of water over the holiday weekend. This came from a couple of large leaks in the lines. One was in community lines and one was in a private line. It was noted that people should be reminded of the value of turning water off at the meter because any leak after the meter is the responsibility of the property owner. This prompted a discussion of developing a means of alerting the community on the island of emergency situations. Suggestions included some sort of altered tone of the fire signal, a school bell, signs at the marina, kids with flyers on four-wheelers or someone with a bullhorn. No final choice was made but the consensus was that some form of alert would be a good thing.

He also reported that contracts were signed for the RO water building and construction should begin mid-July. There will also be a tank installed to catch the overflow run off from Ron Near's tanks to be used for watering the Marina.

Old Business: Larry Petersen announced that the board held a special work session on June 29th to discuss and vote on beginning repairs at Sunset Park and Division H access road. The following motion was made by Bob Cook: "I move that the Board approve the maximum expenditure of \$65,000 to complete the construction and repair of the community roadway leading to Division H and Sunset Park." Charlotte Maulsby seconded it.

A discussion followed regarding the responsibilities of the Board to maintain roads and the

spending limit of \$10,000 requiring a vote of the community. The reason the Board called a special meeting was because the permit to be issued would be good for only 50 days and the restrictions of the tides and when the work could actually be performed created a conflict. The Board was in a position of either doing the work without the approval to spend over the limit or going out to the community for the vote but then not having enough time to do the work. The arguments against the motion from Bill Odgers was that the financial responsibility for this road should go to Division H owners as well as that the Board can not spend over \$10,000 without a vote.

Dennis McCloud noted that if the \$10,000 limit is too restrictive for the Board to complete it's responsibilities, than maybe the limit should be changed. Several people agreed with this observation.

A roll call vote was taken. Larry Petersen as President votes only in the case of a tie. The vote was as follows; Merrill Balanag-yes, Ken Baxter-yes, Larry Bender-no, Bob Cook-yes, Linda Ebner-no, and Charlotte Maulsby-yes. The motion was passed.

Linda Ebner wished to state that her reason for voting no was because she could not approve the expenditure over \$10,000. Larry Bender concurred.

The yes voters stated that they felt that the road would have to be repaired in order to respond to some of the grading violations, as well as that preserving access to the community beach property at Sunset Park was a fundamental responsibility of the Board. If the work is not performed at this time, the damage will increase to the extent that the costs will be greater and the requirements from the County and State and Federal Government will increase to an unbearable financial investment from the Community.

Linda Ebner was at a meeting on the Island earlier in the day with the Assistant Prosecuting Attorney and a representative from the County. This was so that the APA could have a first hand look at what the grading violations involved. Any correspondence would filter through our attorney, Brad Cattle, and we will have to wait to find out if any action will be taken. They did recommend that any plans we have should be made and we should get approved as soon as possible because regulations will get more and more restrictive and difficult and expensive to comply with.

New Business: There was no new business.

Announcements: Sylvia has retired from the office and Margit has taken over three days a week. We are still looking for someone to work two days a week.

The meeting was adjourned at 9:02 p.m.

Respectfully submitted,  
Merrill Balanag, Secretary

## Your Point of View

July 10, 2002

Dear Hat Island Lot Owners,

At a special meeting called for last Saturday at the Hat Island Office, the Board of Trustees voted on the most difficult and long lasting issue we have faced since I joined the Board nearly two years ago. This vote concerned the repair of the road leading to H Division and to Sunset Park.

In my view, one of the most important of the Board's responsibilities is to maintain roads and facilities. It is stated in Article VI, Section 1: " ...the trustees shall have the following powers: To maintain and operate the necessary utilities on the island including but not limited to:

Transportation, water, roads, and recreational areas for the benefit of all property owners who are or shall become members of the Hat Island Community, Inc."

In another part of the By-Laws, Article V, Section 3 says that we must have a vote of at least 15% of the members in order to transact business in excess of \$10,000. The reason this vote

was difficult was that one of these two requirements had to be violated.

We have now, after about 18 months of trying, a permit to repair the community-owned road leading to H Division and to Sunset Park. The permit is good for only 50 days, and today is day #1. It requires that we repair 412 lineal feet of the ecology

block bulkhead. This is over 250 lineal feet more than we originally planned to repair, but the State Department of Fish and Wildlife required the distance to be extended to 350 feet, and Snohomish County added another 62 feet. If we fail to complete the work within the 50 days, and if we can't obtain an extension of time, the permit will lapse. From the time we first knew we would get this permit, there was not enough time to get ballots out and have a vote.

Any permit we might obtain for this work in the future will require the bulkhead to be constructed of heavy riprap – large rocks 2 feet to six feet in diameter – stacked to the level of the road. The cost of this kind of repair will be in the middle six figures, more money than we as a community are likely to be able to find.

As it is, using ecology blocks, we believe the cost of the repair will be between \$37,000 and \$60,000, depending on whether we have to pay rental on the equipment we will need. This is more than \$10,000.

Two of the trustees voted against spending this money out of an honest feeling that the Board does not have the authority to spend this much without a vote. I agree with them, but I voted to repair the road because I believe we will not have another opportunity to preserve it. It is a valuable community-owned asset that another winter or two will destroy if we choose to do nothing.

Bob Cook  
Trustee

Dear Fellow Hat Island Property Owners:

During my first year on the Board there has been only one thing that has consumed our time and energies. This has been the issue of grading violations and the deterioration of the road at the bottom of the sand pit. After much effort from the Board, Skip and many Division H property owners, a resolution is near. The one hurdle left to clear is funding. Division H property owners have committed to help fund the repairs and have asked others, in the spirit of community, and a desire to keep the road open to Sunset Park, to join in with them in making contributions to the repair fund. In this spirit, I am contributing \$100 to the fund. I do this because the Community property surrounding Sunset Park is one of my favorite places to go on the island. If we don't keep the road along the beach intact, the road going to the park will eventually slide away. I would consider this a crime and a complete waste of a real Community asset. Please join with me in showing the Community Spirit I know everyone feels (or wants to). If enough people donate money (and equipment) to this repair, the cost to the Community itself will be minimal and the rewards will be immense. Don't just think about it, do it.

Sincerely,  
Merrill Balanag  
Trustee  
B-12

Subject: Thanks to Skip & all  
Skip,

When we met early in the misty morning on the 4th of July, at the 5th tee, little did I know of the excitement to come later in the day. After dinner that night I started feeling chest pains. When the discomfort & anxiety got to be too much I located the EMT's (Mike Worthy & Joanne) at the beach. After some warning signs, of potentially bad consequences, I was air-lifted to Overlake Hospital.

I'm happy & relieved to report I had muscle strains along my rib cage, from extensive afternoon yard clean-up, which were the source of all my worry. After a day of examinations and tests I was released to go home for the rest of the weekend. All is well now.

I would like to thank you for assisting my wife & sons (Sue, Curtis, & Spencer) with finding a

ride to the mainland the next morning. That was a big relief in the well-being for all of us.

Thanks also to Jim Brandon & Bill.

Please extend a hardy thank you to Mike & Joanne as I have not been able to contact them myself yet. The ER doctors, Cardiologist, & my personal doctor all praised his professionalism, efforts, and decision making with the potentially dangerous indications I was showing. The island and I are lucky to have them at our service on Hat Island.

Thanks again to all of you for helping us at a trying time.

Sincerely,

Will Reynolds

A34

#### KUDOS TO KEN AND SKIP

Many thanks to Ken Baxter and Skip Stienstra for their hard work, during the holiday, to repair one of the waterlines to Div. H. Many of us were without water and with company, which is not the best of combinations. They worked all day to fix it. We appreciate their efforts very much.

Thanks again guys,

Richard and Clydeana Pouria

H-37

Dial 911

For Emergency Assistance

#### Hat Island Fire District 27 Burning Regulations

Beach fires are not permitted.

Permits issued by the fire district are required for all open burning.

Contact any firefighter or fire commissioner for information on obtaining a permit.

There is no charge for the permit. Details for the type of burning you plan to do will be explained when you receive the permit.

The best time for us to issue permits is on the 2nd Saturday of each month at the fire station.

This is our regular drill day. If this works for you, come and meet us and get your permit.

Your firefighters, Fire bunnies Aux., and commissioners wish you a safe and sun-filled summer.

SCFPD NO. 27

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Page last updated Tuesday, December 09, 2003 08:35:51 PM PST