

NEWPORT YACHT BASIN ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS

September 7, 2017

Notification for this meeting was given during the August 3, 2017 meeting. Kyle provided an agenda at the meeting which is included with these minutes for reference:

AGENDA

NYBA BOARD of DIRECTOR'S MEETING

Thursday Sep 7, 2017 8:00 AM – 10:00 AM

at Kyle Anderson's house

3923 120th Ave SE Bellevue, 98006

- 1. Call to Order – Kyle**
- 2. Secretary Report- Bill**
- 3. Treasurer Report – Jeff**
- 4. Marina Report- Tom**
 - Water leaks & HUGE bills from COB. Update. What is the status now? What do we owe? and what can be done to prevent this in the future? (i.e. early notification?, alarms? etc)
 - Gate lock update
 - Tom will ask Stillwater if we can break the whaler and roof support work @ G dock into two projects to be done over two years.
 - Tom will ask Stillwater to submit their estimate for permitting, engineering and construction to replace the piles and bulkhead for D dock.
- 5. Issues for Discussion**
 - Discussion of Stillwater proposal and meeting of April 25. Tom will ask Stillwater if we can break this work up into two projects to be done over two years.?
 - Do we need to add insurance coverage for working over water for Tom and other employed labor?
 - Meeting with Stillwater to discuss D and E docks piles and bulkheads
 - Radovich update
 - Set date for next Board Meeting.
 - Discuss email blast: when? and what info to include

Discussion:

1. Kyle called the meeting to order @ 8:00 AM
Board Members present: Kyle Anderson, Jeff Hoyt, Steve Rieger, Terry Block and Bill Raleigh
Marina Manager: Tom Lisk
2. Minutes from the August 3, 2017 were approved.
3. Treasurer Report:
 1. Jeff didn't have the reconciliation reports at the meeting and sent them to the Board after the meeting. The reports were approved and attached to these minutes.
4. Marina Manager Report:
 1. Tom spoke with the City about the high water bill that was due to an undetected leak. The City intends to replace the water meters within two years. Tom will be able to monitor the new meters to assist with early leak detection. In the interim, Tom will install an inline meter to monitor water usage. Tom is still investigating an alternative for water lift users to use lake water instead of marina/City water to operate the lifts. Tom will put together a list of owners/tenants that are currently using a water lift. Steve will draft an eblast that lets everyone know the Board will no longer allow Unit Owners and tenant to use marina/City water to operate the water lifts. Bill will draft a new rule to be added to the Rules and Regulations that says water lifts shall not be permanently connected to the marina water supply.
 2. Tom will install a new electronic latch lock on the B-C gate that will use the same keys we now are currently using. If the new lock performs well, Tom plans to replace all the locks over time.
 3. Tom said that Stillwater will be able to repair the roof supports on G dock in two phases over two years. Stillwater will break down the cost for the two years.
 4. Stillwater has not submitted their proposal for D dock. Bill said with the lake water being low, he was able to inspect the piles on D dock looking at the piles from the finger piers. Bill thinks we may have more of an emergency to address the piles as they have deteriorated and may fail before we will be able to do engineering, permitting and construction. We should have Stillwater do an underwater inspection of the piles to see if we can just cap them to extend their life. Tom will set up a meeting with Stillwater to talk about this again.
5. Issues for discussion:
 1. Jeff has not received an answer back from our insurance broker if we need to add insurance coverage for working over water for Tom and other employed labor.
 2. Kyle reported that Nick Radovich told him that JCR is selling all of their slips to Seattle Boat.
 3. The next Board Meeting was set for October 4, 2017@ 8:00 AM at Kyle's house.
 4. The next eblast will address the decision to no longer allow Unit Owners and tenants to use any City-line-pressure water to operate water lifts in the marina.

Attachments:

1. Approved Reconciliation Reports.

Action Items:

1. Steve will draft an eblast that lets everyone know the Board will no longer allow Unit Owners and tenant to use marina/City water to operate the water lifts.
2. Bill will draft a new rule to be added to the Rules and Regulations that says water lifts shall not be permanently connected to the marina water supply.
3. Tom will install a new electronic latch lock on the B-C gate that will use the same keys we now are currently using.
4. Stillwater will break down the cost for two phases over two years to repair the roof structure @ G dock.
5. Tom will set up a meeting with Stillwater to talk about doing an underwater inspection of the piles at D dock to see if we can just cap them to extend their life.