

NEWPORT YACHT BASIN ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS

April 18, 2016

Notification for this meeting was given during the March 25, 2016 meeting. Kyle sent out an agenda ahead of the meeting which is included with these minutes for reference:

AGENDA

NYBA BOARD of DIRECTOR'S MEETING

Monday April 18, 2016 8:00 AM – 10:00 AM

NYBA Marina Office

- 1. Call to Order – Kyle**
- 2. Secretary Report- Bill**
- 3. Treasurer Report – Jeff**
- 4. Marina Report- Tom**
 1. C Dock repair schedule?
 2. Gutter/Downspout repairs
 3. Asphalt repairs (NYBA vs SBC)
 4. F&G schedule test repair
- 5. Issues for Discussion**
 1. "mop-up" items from annual meeting?
 2. Water traffic mitigation documents. Status?
 3. Security Service presentation: I asked Tom to postpone this until more Board members can be present
 4. Oil recycle spill containment?
 5. New asphalt timing?
 6. Set date for next Board Meeting.

Discussion:

1. Kyle called the meeting to order @ 8:00 AM
Board Members present: Kyle Anderson, Jeff Hoyt, Sid Rubin and Bill Raleigh
Board Member absent: Steve Rieger
Marina Manager: Tom Lisk
2. Minutes from the February 15, 2016 and March 25, 2016 meetings were approved. The March 29, 2016 Annual Meeting minutes were approved by the Board.

3. Treasurer Report:

1. Jeff handed out the Reconciliation Report which was approved and attached to these minutes.
2. Jeff said that the cost for insurance premiums will slightly overrun the budget this year.
3. Jeff will meet with Clark Nuber and Tracy to begin the process for setting up a separate bank account for the reserve fund. The Board approved proceeding with the separate bank account for the reserve fund.

4. Marina Manager Report:

1. Tom said he will pressure wash C dock and will begin to replace the deck boards on C dock that have deteriorated. He said he thinks he will only need to replace about 12 deck boards.
2. Tom recommends we wait until the drier summer to replace the gutters. The Board directed Tom to get another bid to replace the gutters.
3. The SBC contractor will pave the east-west drive south of their office next week. The contractor will also overlay NYBA corner parking area paving near the dumpsters.
4. Now that the weather has warmed up, Tom will check on when the F-G corner test section can get going.
5. Tom will order concrete wheel stops for the parking south of A dock.
6. Tom will have each parking stall painted delineating NYBA parking.
7. Bill asked about checking for stray current and other electrical issues. Tom said the most of the marina is good but we do have an issue on A dock with low voltage. He also said that the ground connection on A dock is not to code. The Board directed Tom to get these two conditions fixed.

5. Issues for Discussion:

1. As noted above, the minutes for the Annual Meeting were approved. The white paper submitted by Karl Land will be included in the file but not electronically included with the minutes. The Board does not agree with a number of statements in Karl's White paper. Bill will revise the minutes from the April 1, 2015 Annual Meeting per comments from the March 29, 2016 Annual Meeting.
2. Sid said that all documents to execute the Agreement for Water Traffic Mitigation are at the offices of Chris McKay.
3. Tom said that he plans to rehire Puget Sound Security.
4. Tom will look at moving the oil recycle containers to the area south of the shop as it is not wide enough for parking anyway.
5. Asphalt paving was addressed above.
6. The next meeting was set for June 6, 2016 @ 8:00 AM
7. Tracy had previously sent out the election results from the Annual Meeting to the Board:
 - 1) Voting represented either by proxy or at the Annual Meeting - 47.87%
 - 2) Sid Rubin 45.19% - elected
 - 3) Bill Raleigh - 44.82% - elected

- 4)Defer \$65,000 budgeted for capital expenses from FYE 1/31/2015 to FYE 1/31/2016
budget - 45.99% - passes
- 5)The Board elected Kyle Anderson to serve as President.
- 6)The Board elected Jeff Hoyt to serve as Treasure.
- 7)The Board elected Bill Raleigh to serve as Secretary.

Attachments:

1. Approved Reconciliation Reports

Action Items:

1. Jeff will meet with Clark Nuber and Tracy to begin the process for setting up a separate bank account for the reserve fund.
2. Tom will get another bid to replace the gutters.
3. Tom will check with the contractor on when the F-G corner test section can get going.
4. Tom will order concrete wheel stops for the parking south of A dock and will have all NYBA parking stalls painted delineating NYBA parking.
5. Tom will hire an electrical contractor to fix the low voltage condition on A dock and to address the ground code issue.
6. Bill will revise the minutes from the April 1, 2015 Annual Meeting per comments from the March 29, 2016 Annual Meeting.
7. Tom said that he will rehire Puget Sound Security.
8. Tom will look at moving the oil recycle containers to the area south of the shop.