

RIIA BOARD MEETING MINUTES  
FEBRUARY 19, 2024 7:00  
All Saints Camp, Raft Island

7:00 - Meeting was called to order by Charlotte Crain

Board Members Present: Hurley (182 arrived 7:45), Crain (8), Walsh (111), Flood (95), Weiss (232), Smith (160)

Board Members Absent: Scea (192), Niel (2), Figueira (274), Phillips (205)

Members Present: Hirko (113), Cushing (244), Leas (80), Quisenberry (119), Nixon (21), Roberts (206), Walsh (111), Larssen (62 zoom), Barkin (18), Larkin (9), West (70), Stewart (123), Marin & Rubalcava (58), Hanks (218 zoom)

Request to Add Agenda Items:

- None

Member's Request to Address Board:

- Charlotte Crain addressed the board and spoke about board processes. First, she said, we discuss and then we vote, and that decision becomes binding. She emphasized the need for the Board to follow established processes in the interest of concise, accurate and transparent voting. Work conducted on the tennis court in late January by several board members and island members was not approved by the Board and caused much dissension. The Board members and volunteers who went to the tennis court removed and sold island assets without Island membership permission which comes through the Board and is in violation of Board processes. The full amount from the sale of metal scrap was around \$257.00 and was put into the RIIA account. If anyone sees a red flag or has serious objections after the Board has approved something or is unsure regarding a Board decision, they must contact the board and discuss. Going rogue cannot be an option and could set a precedent. The Board must be respectful of the membership and must honor its commitment to act together as a Board in a trustworthy way. Circumventing the current tennis court committee without discussion was blatantly disrespectful of the committee and of the Board. Moving forward and as a reminder, the Board must be very clear on what we're studying, understanding, discussing, and approving. No Board or Island business shall be conducted on Facebook. Charlotte spoke strongly against disinformation regarding Board business being posted on Facebook. We've had this discussion before and yet some people persist. If there is to be discussion, members should come to the board meetings. Everyone is welcome and their input is important. Last month's violation should never be repeated.
- NOTE: Susie Roberts felt that this discussion was an attack on the people who did the work on the tennis court. She believed that some of the people at the January meeting had a different take on the scope of the work to be done (and by whom) at the tennis court. Cliff Quisenberry explained that previous discussions were about the cutting of trees and clean up at the Tennis Court.

Approval of JANUARY minutes:

- Ted Smith moved; Matt Hurley seconded. January Minutes approved unanimously.
- Treasurer's Report: Carolyn Tucker provided the RIIA Monthly Manager's Report to the board for review. It was noted that the list of members with late fees (HOA dues) appears longer than usual. Were there changes to the process that the membership wasn't made aware of? Anne Scea would like to remind the committee chairs that she needs your estimates on items we'll need to put in the budget. Charlotte Crain joined the budget committee.

#### Old Business:

- Gene Barkin spoke on behalf of Barbara Daelman and reiterated the need to both widen and somehow surface the footpath. Matt Nixon offered to lead the effort joined by Jim Roberts and the Walshes to conduct this work. Crain suggested that we could find the money, likely in the Roads or Parks committee budgets, to pay for materials.

#### New Business:

- Glenn Stewart will gather bids to expand the parking area and turn around circle at North Beach. This project has the potential to intersect Jeff Davis's effort to document/upgrade island-wide drainage infrastructure. Much discussion ensued regarding responsibility for drainage issues (homeowner vs RIIA) writ large.

#### Committee Reports:

- Roads – Nixon reports the clearing of catch basins has been completed. He asked that the board clarify the policy of road repairs necessitated by contractor damage. His understanding is that, in this case, the Board will have repairs made by a reputable contractor and seek reimbursement from the resident. Unclear whether this is articulated in our bylaws.
- Gate - Flood said that there was no Gate Committee meeting in January and there is nothing new to report.
- Bridge – Smith reports the installed bridge piling jackets are above design thickness; the engineer characterizes the "damage" as non-structural and anticipates the next inspection in 4 years. Compared to a similar bridge constructed at Treasure Island, the corrosion on the Raft Island bridge is reportedly more widespread. Smith is investigating the cost effectiveness of addressing the corrosion proactively and is awaiting responses to his queries. Dave Walsh joined the Bridge Committee.
- Security –
  - Hurley briefed that the solar panel passed inspection on FEB 14<sup>th</sup> and we can expect a final answer by the end of next week. He indicated that Pierce County has not yet elected to implement the FLOCK system. There was discussion about residents being able to opt out of FLOCK. Glenn Stewart has joined the Security committee.
  - There have been too many speeders coming down and going up the hill by Shirtless Scott's house. Gene Barkin suggested an electronic speed sign and Matt Hurley will look into that.
- Investment – Mike Hirko
  - The Board approved the revised investment policy submitted during the January 15<sup>th</sup>, 2024 meeting. The board also approved all future gains and dividends from BRF investments into a new money market fund later to be invested into a new electronic traded fund (ETF). Lastly,

the Board approved all remaining scheduled USDA deposits (\$2466/mo.) be deposited in Vanguard Life Strategy Conservative Growth Fund Investment Shares (VSCGX) instead of VASGX. Crain moved and Flood seconded, vote was unanimous.

- Parks and Recreation – Katherine Walsh spoke with 2 kayak owners (4 out of 6 kayaks in question) whose kayaks blew off the rack during storms. This happened twice and these owners chose to remove their kayaks for the winter as they didn't have adequate tie downs. The remaining 2 kayaks were moved to empty spaces to keep them off the pavement. Charlotte Crain will look into who owns the final 2 boats.
- Meeting adjourned at 8:39pm

Respectfully submitted,

Katherine Walsh

Secretary