

Weekender

July 12, 2024

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ANNUAL MEETING AGENDA SURFSIDE HOMEOWNERS ASSOCIATION JULY 13, 2024, 10:00 AM

PENINSULA SENIOR ACTIVITY CENTER 21603 O Ln, OCEAN PARK, WASHINGTON **REGISTRATION: 8:00 – 9:50 AM**

- 1. CALL TO ORDER 10:00 A.M
- 2. ADOPTION OF AGENDA
- 3. APPROVE MINUTES OF THE 2023 GENERAL MEETING A. APPROVE MINUTES OF JUNE 15, 2024 REGULAR BOARD MEETING
- 4. INTRODUCTION OF BOARD MEMBERS, EMPLOYEES AND GUESTS
- 5. INTRODUCTION OF DECC
- 6. GUEST SPEAKERS PRESENTATIONS
- 7. ADOPTION OF ANY SPECIAL RULES- ALL ELECTION AND FLOOR MOTION TALLIES WILL BE ANNOUNCED AT A LATER DATE.
- 8. INTRODUCTION OF THE CANDIDATES
- 9. OPEN MEETING TO DECC TO ADMINISTER PROXIES/ BALLOTS.
 - A. BREAK FOR ELECTION PROCESS-15-20 MINUTES
 - B. RECONVENE TO COLLECT PROXIES/BALLOTS
- **10. RECONVENE-BUSINESS**
 - A. PRESIDENT'S ADDRESS-RON BRUMBAUGH
 - B. BUSINESS MANAGER'S REPORT-MELISSA WATSON
 - C. LEGAL REPORT- RON BRUMBAUGH
 - D. FINICIAL REPORT- RICK DYER
 - E. COMMITTEE REPORTS-
- **11. OLD BUSINESS**
- 12. NEW BUSINESS-FLOOR MOTION PROCESS
- 13. FLOOR COMMENTS: SIGN UP SHEET
- 14. MOTION FOR ADJOURNMENT
- 15. REMINDER OF THE ANNUAL BBQ ON SUNDAY, JULY 14, 2024, AT THE ADMINISTRATIVE OFFICE





ANNUAL MEETING

13 JULY 2024 @ 10AM REGISTRATION 8:00-9:45AM

Peninsula Senior Activity Center 21603 O Ln, Ocean Park

LIMITED CAPACITY AVAILABLE MAX 140 PERSONS PLEASE 1 PERSON PER FAMILY ONLY

If you have not yet voted by mail,

in person voting possible during the annual meeting







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2024 Elections Meet the Candidates



John Curran

I have served my community on the Board of Trustees for the last 3 years including this year as Board Secretary and think I only missed one board meeting while I celebrated my 50th wedding anniversary In Hawaii. I was the originator of Trustee Coffee Talk. I have served on the Architecture Committee for all 3 years. I have also served as trustee on the lands and buildings, water system planning, emergency management, community relations, safety & security and Election Committee. Based on my knowledge and participation, I want to continue to serve my community as a volunteer Trustee for the next 3 years as we continue to grow and respond to new challenges as they emerge. One of my main focuses will be driving for better communication with the membership





Michael Chevalier

Michael Chavallor

I am committed to ensuring our HOA adheres to both our covenants and state laws.

My views and positions on other issues can be found at the link below:

https://surfsidewa.com/election.com

Board Accountability: I will motion to address and potentially remove board members who fail to meet legal and ethical standards in following state laws and direction of our legislatures..

Protection for All Members: Our community must stand firmly against any harassment, and bias ensuring support for all members, including the LGBTQ+ community, minorities. Women and seniors.

Eliminate water fees for lot owners: I will address unfair and illegal water fees.

Inclusiveness and Modernization: I aim to ensure transparency, end personal attacks using Surfside resources against other members.

No more excuses for implementing electronic voting. Leadership is lacking by the president to deliver on a high priority for members.



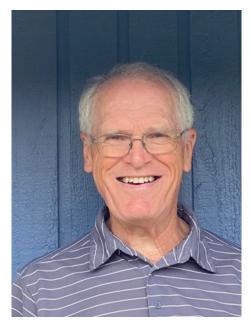
Mike Cook

like Cook

I am newly retired from the medical field and have decided to run for the board to help support this community now that I live here full time. I have always been an advocate for my patients and my colleagues. I do feel my experience on many bargaining committees will be an asset to the board as well as my neighbors. I've dealt with being in a room with many different groups of people with opposing views where we had to compromise. I was known for keeping meetings on track towards a solution while at the same time keeping emotions in check.

I can promise you that if elected I will put the same energy in serving this community that I have always done in my career. I will serve my full term and will always be open to respectful contact and/or discussions with all members.

Thanks



Jim Jones

Candidate Statement of James (Jim) Jones to the Nominating Committee for the Surfside Board of Trustees:

My wife and I are retired and, along with our daughter and son-in-law, purchased a residence in Surfside in 2021. Although we are not full-time residents, we feel that Surfside is a perfect place to spend quality family time in a beautiful setting within a relaxing community. I started my involvement in the Surfside Homeowner's Association by serving on two HOA committees - the Land, Building, and Waterways Committee; and the Water Systems Committee. I was troubled by the divisiveness within the community and felt we needed people on the Board of Trustees that could serve without preconceived ideas and blases, so I ran for the Board and was elected to a 1-year term. My goal is to listen and research in order to consider both sides of an issue and, if possible, seek ways to reach compromise in the decisionmaking process with the hope of finding fair and reasonable solutions for all Surfside property owners while still maintaining compliance with the By-Laws and Covenants that govern the Association. I feel that I have contributed to that end by bringing a fresh set of eyes and ears as well as a moderate, thoughtful approach to the decision-making process. I have also learned a great deal about the issues that come before the Board of Trustees and feel the current Board has taken steps and started programs that will, over time, result in improvements in the management of the Association as well as the overall health and wellness of the Association well into the future. I would appreciate the opportunity to continue to be part of the leadership of the Surfside Homeowner's Association.

SHERI MOSHER

BOARD CANDIDATE STATEMENT

I am a candidate for the Board of Trustees because I am committed to this homeowners association, owning property since 2010. I envision a strong future for the Surfside HOA.

Since October 2022, I have had the opportunity to serve as a Board liaison with volunteers on four committees: Recreational Vehicles; HR Procedures; Policy & Procedures; and Community Relations.

In the time I have served, the Board has made many improvements from budgeting and payroll processes; employee compensation; water system infrastructure and facilities; to streamlining operational procedures with the goal of serving members more efficiently while saving money.

I am committed to transparent and honest communication with members. We can always do a better job of communicating so that we can respectfully work together on solid solutions.

I ask for your support of my candidacy to continue the Board's progressive work.

Thank you,

Sheri Mosher

Paul Studer

Bul Studer

Candidate Statement

As a homeowner in Surfside for 19 years and permanent resident for the last three, it has been interesting to observe the evolving dynamics of our community. We are becoming increasingly diverse as our full-time population grows. This has been accompanied by a certain amount of discord, especially when fueled by social media. While, not perfect, after talking to Board members, and becoming involved in committee work I sense a path of improvement in the HOA administration. Universal satisfaction is not going to be accomplished overnight, as it will be a time consuming process. It is up to the voting members to choose the Board candidates that will continue this progress. Rather than being a detractor, I have opted to, hopefully, become part of this endeavor. I ask for your vote.

Paul Studer





Steve Wallace

Steven Wallace

Candidate Statement

I want to bring Surfside Homeowner association governance and decision making a New focus centered on Equal treatment of All members. We all pay the same Dues and assessments. We all drink the same water and live in the same sensitive ocean environment. It should not matter whether a member is full or part time, East or West or Hilltop, the covenants and operations and services we depend on should apply equally. As a community Equal respect, interpretation, and enforcement of our rules is a minimum standard. That is the Goal I will bring to the table.

I have spent many years volunteering to make my neighborhood better in small ways and larger projects. From major projects for Non-Profits to mowing the lawns of mobility challenged neighbors. Serving the Surfside Board is the next step.



Floor Motion Process 2024

- 1. Floor Motions Should be Forward thinking, direct and should be singular subject in content
- 2. The Chair / President recognizes an Audience Member to approach the floor for a motion
- 3. The Recognized member (in Good Standing), approaches the microphone, states name and address and proceeds to make a motion
- Example: I Move that the Board of Trustees consider Painting the Office Door Green.
- a. Must have a second from the audience
- b. Presenter sits down
- c. Chair restates the motion and Presenter is given the option to be first in discussion
- d. Recognized Discussion Members may approach the microphone, state name and address and present within the time limit given their support or non-support. (discussion can only support or not support the motion)
- e. Once all discussion points are finished, the Chair may recognize the Motion Originator for furtherance of motion explanation, or restating the motion per RROR v12
- f. If the floor motion has to be restated, it will require another second, however, discussion is not required. This has already been done, bringing about need to restate the motion.
- g. After all Floor motions have been presented.

4. The motions will be forwarded to Legal Counsel for proper vetting and ability to pass legal construct and applicability to be a motion according to Roberts Rules of Order V12

5. Motions that meet said applicability, will be stated as such and move to the ballot for mail out

6. Motions that do not meet applicability, will be tabled until next available General Meeting,

- Either at the 2025 budget ratification or a Special Floor Motion Meeting or 2025 General Meeting
- Submitter of said motion will be notified by mail. NOTE: Counsel will only stipulate good or no good regarding the content of a motion.
- Motions non-eligible will be printed on the ballot, however, will not have a Yes / No option for voting on.

7. Once all Floor Motions are returned to the EC (Election Committee), from Legal Counsel with determination of muster

8. EC will generate a Ballot with all passed floor motions

9. EC will also include floor motion language that did not pass (intent to serve as a review and reminder of motions presented, not votable)

10.EC will generate Motion PRO / CON information on each of the Passed Motions

11. EC will mail all ballots to members w/ a self-addressed return envelope to DECC for Talley and certification of floor motions. Timeline for ballot return and certification is 30 days

12.After certification has been returned to the EC, results will be published on the first available Weekender and on the Surfsideonline.org website for membership viewing.

Follow this link to the downloadable form of the Floor Motion 2024 Record Sheet Click here to download. HAS TO BE DATED AND SIGNED.

MOTION MUST BE PRESENTED IN PERSON AT THE GENERAL MEMBER'S MEETING

FLOOR MOTION 2024 RECORD SHEET

NAME:

ADDRESS:

TITLE OF MOTION:

Instructions: Keep Motion to a singular Forward thinking motion. The intent is to bring forward ideas that will better our community for all.

How to start your motion > If Hand Written, please ensure it is legible.

Start you motion by articulating: I move that the board consider:

{ENTER YOUR CONTENT}

- When complete, please wait for a second from the audience, which makes the motion live for discussion.
- If no second is made, the motion is dead.
- Once Seconded, the Chair will restate the motion, and then the presenter has the opportunity to
 explain the rational for the motion. Then the presenter sits, and discussion commences.
- Discussion has to be presented in the same manner, Name, address and stipulate "I am for this motion {Make your statement} OR: I am against this motion {Make your statement}
- Please keep discussion statements brief, and within the limit of time the Chair assigns for Discussion.
- NOTE: PLEASE_SUBMIT this form to the Secretary for legal vetting of the motion once all discussion has completed.

BOARD AND COMMITTEE MEETING LINKS

If you would liked to join a committee meeting or the board meetings, just click the link below and it will take you to the ZOOM links for each meeting. click <u>here</u> to join.

Attention

Burn Ban in effect starting Saturday, July 13th



BUILDING - EMMRONMENTAL HEALTH - PLANNING

PRESS RELEASE

July 10, 2024

OUTDOOR BURNING RESTRICTIONS IN PACIFIC COUNTY

Pacific County will be implementing burning restrictions (Burn Ban) effective at 12:01 a.m. on Saturday, July 13th, 2024 until further notice.

The burn ban applies to outdoor debris burning.

Recreational campfires are allowed if built in improved fire pits in designated campgrounds, such as those typically found in local, county, and state parks and in commercial campgrounds. On private land, recreational fires are permitted when built according to the following regulations:

- Recreational fires must be in a metal, stone, or masonry-lined fire pit such as those in improved campgrounds or available at home and garden stores.
- Size may not exceed 3 feet in diameter by 2 feet in height.
- Fires must be at least 25 feet from a structure or other combustible material and have at least 20
 feet of clearance from overhead fuels such as tree limbs, patio covers or carports.
- Fires must be attended at all times by a responsible person at least 16 years old who has the ability
 and tools to extinguish the fire. Tools include a shovel and either five gallons of water or a connected
 and charged water hose.
- Portable outdoor fireplaces, also known as patio fireplaces, designed to burn solid wood should not be operated within 15 feet of a structure or combustible material and must always be used in accordance with the manufacturer's instructions.
- Completely extinguish recreational fires by covering them with water or moist soil and stirring with a shovel until all parts are cool to the touch.
- Self-contained camp stoves are a safe and easy alternative to campfires.

Please contact your local fire district for further information and also the Washington State Department of Natural Resources for updates on burn restrictions at **1-800-323-BURN** or visit their website at <u>www.dnr.wa.gov/burn-restrictions</u>. You can also contact ORCAA at **1-800-422-5623** or visit their website at <u>www.orcaa.ore</u>.

To contact our office, please call 360-642-9382 for Long Beach or 360-875-9356 for South Bend.

Shawn Humphreys Director of Community Development Fire Marshal-Building Official

> 1216 W. Robert Bush Dr., PO Box 68, South Bend, WA 98586 ph 360.875.9356, fax 360.875.9304 7013 Sandridge Rd., Long Beach, WA 98631 ph 360.642.9382, fax 360.642.9387

> > "Pacific County is an Equal Opportunity Employer & Provider"

COME JOIN US

SURFSIDE HOMEOWNERS ASSOCIATION PRESENTS

Our Annual Member Picnic

Surfside Office Grounds | 1-3 pm | SUNDAY, July 14, 2024

DJ MUSIC BY CHRIS P Enjoy some complementary food and non-alcoholic beverages Hamburgers, Hot Dogs, Salads, Dessert 360-565-4171

Corner

President's

What's up with the 315th Bridge?

Our Pacific County Commissioners need to hear from ALL Surfside residents!

At the June 25th meeting on wildfire evacuation planning with PCFD#1 Chief Jacob Brundage and Scott McDougall, Director of Pacific County Emergency Management Agency, a Surfside member raised the question on repairs to the 315th Street bridge. This bridge is a major arterial for Surfside, a significant tsunami and wildfire evacuation route and a primary access for ambulances, police and other emergency vehicles for Surfside's westside members. Concern was expressed as to how to design an evacuation plan when this bridge has been closed since November 2023 -- with no timeline for repair. With a county fire station in Surfside, fire crews must be able to quickly access properties and the dunes on the west side of the canal without time-delaying detours.

Since the November 2023 closure, the Board has reached out to Pacific County staff and county commissioners to ask for bridge repairs. In January 2024, we were told the county was waiting for a contract engineering firm to assess the damage to the bridge before repairs and a budget could be scheduled. We were told that there is a backlog in due to staffing and budget shortages for a number of projects. (WeekEnder 1/5/2024).

In February 2024, County Commissioner David Tobin said the county had an engineer inspect the bridge and that the bridge could be repaired (WeekEnder 2/9/24). To date, we neither have a timeline nor a plan from the county has been established. More recently, a front page headline of the Chinook Observer (June 26, 2024) stated "No Engineer Puts Major Projects in Jeopardy".

In reality, the County Commissioners could make a decision on the repair of the bridge based on the county budget. The worst case scenario could be no funding, no repairs. Lack of repair can lead to further deterioration of the bridge; lack of or delays in emergency access could risk lives and property.

The time for action is now. We need to share our concerns with the County Commissioners about the critical need for getting the bridge repaired. **Please email or write to our three County Commissioners expressing your concerns about the lack of action on bridge repair.** As county taxpayers, our tax dollars fund county roads and county general taxes, and we expect that the funding is there for this critical repair.

I encourage you to send a letter or email to your commissioners addressing these points:

- It's been nine months since the bridge was closed
- A county engineering inspection shows that the bridge can be repaired
- This is a priority for over two thousand residents who are dependent upon the commissioners taking immediate action
- We are very concerned about our personal safety -- without a critical arterial for evacuations, ambulances, police or firefighters lives could be lost
- Bottom line: WE WANT ACTION NOW TO REPAIR THE 315TH BRIDGE.

Email and address for our three County Commissioners:

Lisa Olsen, 2024 Chair lolsen@co.pacific.wa.us

David Tobin dtobin@co.pacific.wa.us

Jerry Doyle, 2024 Vice Chair

Mailing address for all Commissioners:

Courthouse Annex 1216 W Robert Bush Drive PO Box 187 South Bend, WA 98586

BOIL WATER NOTICE / HYPER-REACH

Did you get your recent notice? Surfside utilizes the Pacific County Emergency Notification System to notify members of water main breaks and boil water advisories.

Pacific County Hyper-Reach sends notifications by phone, text and email. Click the link below to sign up. You are sent 2 notifications, one alerting you to the boil water advisory and one advising the advisory has been lifted.

https://signup.hyper-reach.com/hyper_reach/sign_up_page_2/?id=40685

Make sure to select Surfside as your Municipality to receive Surfside specific information. If you have already signed up and did not receive the notification please check your hyper-reach settings in your account.

You can also sign up for local weather alerts, such as extreme wind storms, severe thunderstorms, tornado warnings, tsunami warnings and tsunami watches.



2023-2024 Wildfire Prevention Plan

The Surfside Homeowner's Association, Pacific County Fire District #1, and Pacific County Emergency Management Services developed wildfire management, and prevention plan.

To read more about the plan just click the link below

https://www.surfsideonline.org/wp-content/uploads/2023/06/Surfside-Wildfire-Preventionand-Management-Plan.pdf



CHIPPING SITE GUIDELINES

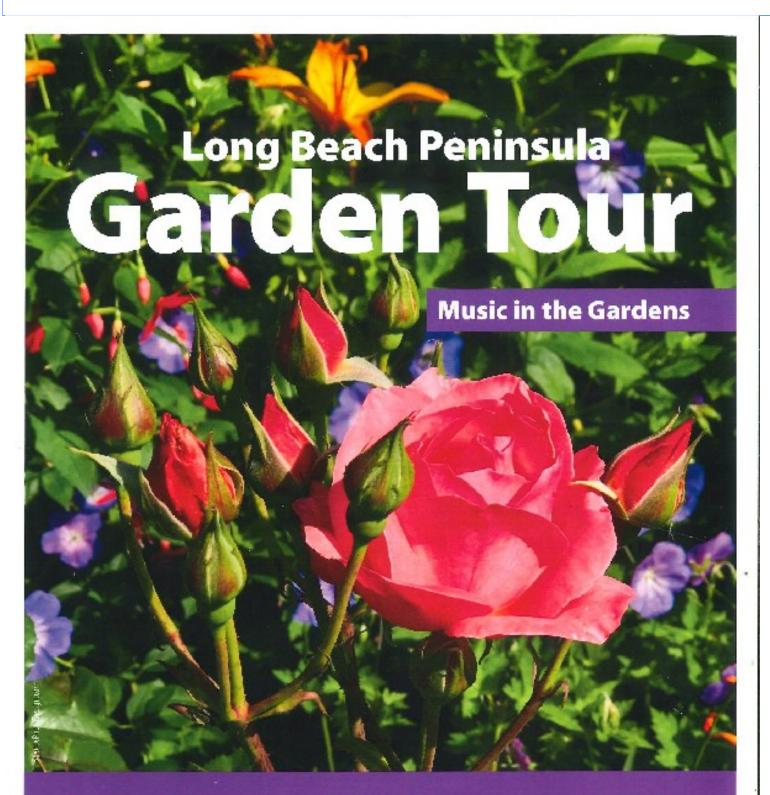
Trimmings from SURFSIDE lots ONLY! MUST have a SURFSIDE address! MUST show a Compactor Pass!

Contractors MUST present written and signed member authorization!

NO LOT CLEARING TREES! No Logs, No Weeds, No Grass!



Please follow the rules or your load will be denied!



Sat. July 13, 2024 10am-4pm • \$20

Proceeds benefit music and art programs in our local schools.

Nancy Allen • 360 642-2507 WaterMusicSociety.com

Get Your Tickets

- Basketcase Greenhouse 12106 Sandridge Bd, Long Beach
- Bay Ave Gallery 1406 Bay Ave, Ocean Park
- Nansen Florals
 3715 L Pl, Seaview

Live Music in Every Garden!

Terry Robb Dave Drury George Colemen Tanz & Sea Strings Brian O'Connor

Corner

Puppy

SOUTH PACIFIC COUNTY HUMANE SOCIETY

Community-Funded - Long Beach, WA



FORE! THE FURRBALLS GOLF TOURNAMENT 9 HOLE, 2 PERSON SCRAMBLE

EVENT DETAILS

10 AM SHOTGUN START 9 AM CHECK IN

PENINSULA GOLF COURSE- 9604 PACIFIC WAY LONG BEACH WA

REGISTRATION

AUCTRIA. EVENTS/FURRBALLS

MORE DETAILS:

9:45 AM SHOTGUN PUTTING CONTEST BOX LUNCH PROVIDED BY THE COVE RESTAURANT

MULTIPLE PRIZE RAFFLE

FOR MORE INFORMATION

WWW.BEACHPETS.ORG

Are you a FAMILY CAREGIVER?



Thursday July 18th, 2024

10:00 AM -2:00 PM

PLACE:

Ilwaco Timberland Library 158 1st Ave N. Ilwaco, WA 98624 Sign up today for your **FREE Dealing with Dementia** Workshop



DO YOU NEED HELP IN THESE AREAS?

- Understanding Dementia
- Managing Problem Behaviors
- Handling Stress
- Finding Time for You

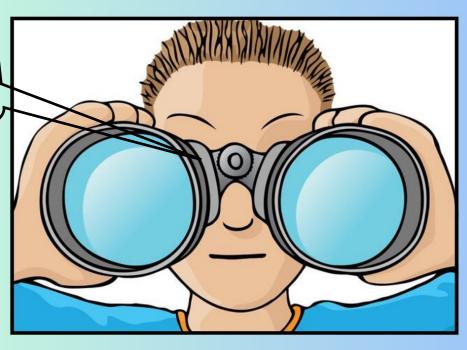


Attend 4-hour class to receive Guidebook.

"I wish this guide and training had been available when I was caring for my mother with vascular dementia. Following the suggestions in this guide book will make a BIG difference for the caregiver and the person receiving care." ~ Family Caregiver

PRE-REGISTRATION IS REQUIRED. To reserve your spot, please contact: Bri Buchanan, Dementia Outreach Development Coordinator 360.417.8540 *Seating is limited to 20 individuals; 24-48 hour notice to cancel is appreciated.

SURFSIDE AREA NEIGHBORHOOD WATCH



We are a group of concerned residents who want to deter crime in our community by being the "extra eyes and ears" of the Sheriff. Through familiarity with our block neighbors the group will strive to be aware, watching for suspicious activity and reporting it to the authorities. If you are interested in participating in this neighborhood watch partnership, please contact your neighbor at the number or email below.



Covenant

Fires in Surfside

Summer is here and that means everyone is outside working on their

property. If you are considering clearing your lot, or cutting down trees you'll need to check in with Pacific County on land clearing permits or tree cutting permits. If contracting a business to do the work, please make sure they have secured the proper permits to prevent any fines from Pacific County.

You can visit Pacific County's website at <u>https://www.co.pacific.wa.us/dcd/planning.htm</u> for more information.

In section 2.5 of the Surfside Restrictive Covenants, **Outdoor burning of land clearing debris or construction debris is prohibited.** Small (3-foot x 3 foot) campfires, cooking fires, and natural yard debris fires are permitted provided they meet the criteria for such uses adopted by the Pacific County Fire District #1, and meet the requirements of Section 5.8.

In section 5.8, Owners shall use their platted parcels in such a manner so as not to interfere with the health, safety, and comfort of other property owners. Intrusive lighting, noise, including loud, amplified music, boisterous parties, and smoke from fires that unreasonably interferes with others' enjoyment of life and property are not permitted.

As always, never leave an unattended fire burning.

Surfside has a chipping site available to all members in good standing, where you can take your limbs from tree trimming. The chipping site is located at 350th & G St., and is open Wednesdays and Saturdays from 10 am—2 pm.

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ARCHITECTURAL COMMITTEE

Plan on installing a fence, a shed, a gazebo or building a garage or a house? REMINDER...

ALL building plans must be submitted to the Architectural Committee <u>prior</u> to any construction.

Pacific County will not approve permitting until the committee has signed off on all plans.

The committee meets every Tuesdays at 9 a.m. at the business office. **The plans MUST be submitted by Friday 2pm be added to the next week's agenda.** The building packets are on our website at <u>surfsideonline.org/forms/</u> or you can pick them up from the business office. Applications must be received by end of day on Thursdays to make the agenda for the following Tuesday's meeting.

Please notify the business office if you want to attend the meeting in person.

If you are building on a vacant lot without an address, please post a sign so the committee knows which lot will be developed.

Two (2) sets of plot plans must be submitted to the committee. Once approved, you will get a copy of the approved plan. Take it to the county for their approval as needed. Surfside will retain one set of approved plans to keep on file.

For more detailed information on the Architectural Committee duties and guidelines go to our website <u>surfsideonline.org</u>, select the Other tab, then Governing Documents. Download the Operations Manual and the Surfside Restrictive Covenants or call the business office 360-665-4171 with questions.

Thank you!

July 2024

SUN	MON	TUES	WED	THURS	FRI	SAT
	1	2 ARC 9 CRC 1:15P	3 Chipper 10-2	4 Office Closed	5 TVBN No meeting	6 Chipper 10-2
7	8	9 ARC 9	10 Chipper 10-2	11	12	13 Annual Meeting 10 ^{Chipper 10-2}
14 Annual Member Picnic 1-3pm	15	16 ARC 9A Elections 4 p	17 RV Cmte 10A Chipper 10-2 EMC First Aid Class 1-4pm	18 S & S 3P	19	20 Chipper 10-2
21	22	23 ARC 9A Elections 4 p	24 Chipper 10-2	25	26	27 Chipper 10-2
28	29	30 ARC 9A EMC 1:15 P Elections 4 p	31 Chipper 10-2			

LEGEND

AC=Architectural CRC=Community Relations EMC=Emergency Management

LBW=Land, Buildings and Waterways SS=Safety and Security

TBVN=Tree, Brush, Vegetation and Noxious Weeds WSP=Water Systems Planning

RV= RV Committee

August 2024

SUN	MON	TUES	WED	THURS	FRI	SAT
				1	2	3 Chipper 10-2
4	5	6 ARC 9 CRC 1:15	7 RV Cmte 10 Chipper 10-2	8 LBW 9 WSP 10:30	9 TBVN 1:15	10 Chipper 10-2
11	12	13 ARC 9	14 Chipper 10-2	15	16	17 August Board Mtg 9 Chipper 10-2
18	19	20 ARC 9	21 RV Cmte 10A Chipper 10-2	22 S & S 3p	23	24 Chipper 10-2
25	26	27 ARC 9 EMC1:15	28 Chipper 10-2	29	30	31 Chipper 10-2

LEGEND

AC=Architectural CRC=Community Relations EMC=Emergency Management LBW=Land, Buildings and Waterways SS=Safety and Security

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