

Glacier Springs Property Owners Association

Annual General Meeting Minutes

Saturday, October 24, 2015 at 1 p.m.

- I. Call to Order and Welcome
 - a. Glacier Springs Property Owners Association Annual General Meeting called to order just after 1 p.m. at Kendall Elementary with 71 members present in person or by proxy.
 - b. Robert's Rules of Order in effect for the duration of the meeting.
- II. Presentation from Mason Stafford, Whatcom County Sherriff's Office, on homeowner safeguards
 - a. Officer Stafford's presentation was moved to the beginning of the meeting with no objection by any member present.
 - b. Officer Stafford gave us an update on the burglaries in our neighborhood, including burglaries that had occurred in the Maple Falls area. There have been 30 burglaries in the past two months.
 - c. There has been a breakthrough when a local saw a suspicious vehicle. At the time of the meeting, officers were looking for a grey, 4 door, 1995, 325 BMW sedan with WA plates AFT 9883. There may be a bike rack or hitch mount blocking part of the plate.
 - d. At the time of the meeting, officers were looking for two suspects: a 6'4" male with brown hair, brown eyes and weight of 200 lbs. and a 5'4" female with brown/blonde hair, blue eyes and weight of 140 lbs. Homeowners were advised to call 911 if these persons were observed.
 - e. Officer Stafford made suggestions on homeowner safeguards including but not limited to security systems, lights on timers, lighting on houses outside and being a considerate, watchful neighbor. Officer Stafford also advised homeowners write down serial numbers of equipment as Pawn Shops are legally required to hold items for 30 days. Detailed information on possessions stolen can help officers locate items quicker.
 - f. Officer Stafford encouraged the community to dial 911 for any emerging incident. He also encouraged the community to call his cell phone with any information. His number is (360) 599-8450.
- III. Presentation from Stephanie Artino, Artino Advisors, on Financial Audits
 - a. Ms. Artino works with the Glacier Springs Property Owners Association in an advisory capacity. She explained depreciation as a means to recoup costs in major assets, such as our water system, by allocating the cost of the asset and taking out the cost over time. Ms. Artino explained that we are not a tax paying community as long as we use 90% of our funds for the community. Receiving payment from Glacier Green for use of our water may change this status, however, we have zero tax liability with Glacier Green in 2015. Ms. Artino has prepared an isolated cash flow statement for the past

five years. This is not an audit. The Reconciliation Statement can be found on the last page of the handout available prior to the meeting [and is on the website](#).

IV. Presentation from Marty Grabijas, Glacier Springs POA member, on Mt. Baker Trail Association. Membership vote on resolution authorizing the Board of Directors to endorse a Safe Pedestrian Trail.

- a. Mr. Grabijas has been working on the Mt. Baker Trails Association for five years and provided the Association with a presentation detailing the background of this project. Mr. Grabijas explained that Whatcom County approved a pedestrian trail for our area in 1992. This trail has seen setbacks since that time. In a survey of 237 residents, Mr. Grabijas reports that 98% support the Mt. Baker Trail. Landau Associates will be doing an environmental assessment of trails and will inform the Mt. Baker Trails Association if bridges will be needed in areas crossing wetlands. Rick Benson informed us that the former well used by Glacier Green used to reside in the right of way—this was a hurdle in the past but the well is no longer used.
- b. The Glacier Springs Property Owners Association asked the following questions:
 - i. Where will the funding come from?

Mr. Grabijas explains that funding could come from County, State and Federal resources including Maria Cantwell’s US Energy Bill, the Washington Secretary of Transportation and 240 million dollars of Federal funding for set aside for Safe Pedestrian Trails.
 - ii. Would it strictly be a bike path?

The path would be 5’ wide, crushed gravel for pedestrian/multi-use. Bicycles, horses and foot traffic would be allowed. No motorized vehicles would be authorized.
 - iii. Where do I get more information?

A website will follow shortly; however, information is currently available on the Mt. Baker Trail Association facebook page.
- c. *Marty Grabijas moved that the Glacier Springs Property Owners Association Board of Directors issue a letter to the Mt. Baker Trail Association within thirty (30) days of the 2015 Annual General Meeting, expressing support for:*
 - i. *The creation of a safe pedestrian and multi-use trail along the Mt. Baker Highway corridor; and*
 - ii. *The diversification of recreational opportunities in the Mt. Baker Highway corridor for the financial health of local businesses and the maintenance of property values.*

Motion passed.

Please note: For this motion, all general proxies signed over the Glacier Springs Board of Directors voted the same direction as the majority of in person members, as advised by our certified professional parliamentarian, Ann McCartney.

V. Presentation from Laurel Baldwin, Whatcom County, on Noxious Weeds.

- a. Ms. Baldwin provided the Association with booklets on common invasive weeds in our area and explained the impact of non-native plants. Non-native plants have no biological predators, often do not support wildlife and could be poisonous or very flammable. If aquatic, they affect fisheries. Ms. Baldwin left us with an axiom for invasive plants: “If you don’t plant it, mother nature will.”
 - b. Ms. Baldwin can be reached at LBaldwin@co.whatcom.wa.us or (360) 778-6234.
- VI. Updated from John Thompson, Whatcom County, on levy project.
- a. The 13 acres that was disturbed has been replanted and the survival rate is good. No more plantings are planned at this time. Future plantings will likely be planned and organized with Washington Conservation Corps for maintenance.
 - b. Previous nefarious incidents have concluded. “No Shooting” signs can be found on the new signboards put up by the Whatcom Land Trust.
 - c. Fishing restrictions are still in effect. It is the hope of the project that restoration will be successful enough to lift fishing restrictions in the future.
 - d. Whatcom Land Trust owns most of the land surrounding Canyon Creek. In the spring, Mr. Thompson will contact WLT to discuss hosting a “Weed Walk” with the community.
 - e. Please contact Eric Carrabba at (360) 650-9470 with questions pertaining to the Whatcom Land Trust.
- VII. Officer and Committee Reports
- a. President
Brian discussed the year of transition for the Board of Directors, how we are strengthening our internal systems, improving communications and documentation.
 - b. Treasurer
 - i. Report on Designated Account for Water System
Members had no questions on the report.
 - ii. Ratification of the FY 2015-2016 Budget
On behalf of the board of directors, I, Carmella Bauman, move the ratification of the fiscal year 2015-2016 budget.
- Motion passed.**
- c. Community Relations Committee
 - i. Nothing to add; no questions.
 - d. Zoning Committee
 - i. Association was reassured that between the two committee members, your zoning needs will be expedited. No questions.
 - e. Water System Committee
 - i. Water system is in good shape. No questions.
- VIII. New Business
- a. Election of Board of Directors
The following members were nominated and elected by slate: Brian Lawrence, Ben Gelman, Rick Benson, Kevin Roosma, Seth Powell, Tyler Rollins and Carmella Bauman.
There were no objections to voting the slate in by acclimation.

- b. Request for Board to send letter to county expressing displeasure in response to burglaries.
- c. Request from Rick Benson for Water Operators and Water Operator email listserv. The Board will check with our attorney to ensure we do not violate any privacy concerns in generating a listserv/
- d. Ditches need cleaned. The Board will address this issue at the next meeting. It is believed the easement is 10' therefore this task should be taken on by the County.

IX. Announcements

- a. Member database and homeowner communications
Please see Jeff or Brian to update your contact information for announcements, etc.
- b. Committee participation and volunteering for the Association
Please consider joining a committee! We are always looking for assistance in continuing to build our internal resources and community spirit.

X. Adjournment

- a. Special thanks to Rachel Ilahi for use of her classroom!