

GREENBANK BEACH AND BOAT CLUB, Inc.

HOLMES HARBOR WATER COMPANY, Inc.

Minutes of Joint Monthly Meeting: GBBC & HHWC board of trustees

December 12, 2020

Location of meeting:

The meeting was conducted remotely via ZOOM as a result of COVID-19.

Present at meeting:

Judi Moore, Cris Sanguino, Sally King, Richard Loughead, Cyndy King, Nancy Sharp, Carolyn Cliff, Sharon Dunn, David Paull, Rick Waclawik, Adele Anderson and Bob Monroig (quorum established). Jeanna Lyle was excused.

The regular meeting of the Joint Boards of Trustees was called to order at 9:13 AM by Nancy Sharp.

The agenda for Joint meeting was distributed and reviewed. M/S/C to approve agenda.

September 19 and November 14 meeting minutes were reviewed. M/S/C to approve minutes.

Old Business:

Website Report: Cris reported that she updated the current news section and added the recently approved minutes. Judi mentioned that Santa is tentatively scheduled to be in our neighborhood 12/16/20 at about 5 PM. Additionally, the Central Whidbey Fire site has added a "Santa Tracker" feature to check for updates.

Landscape Report: Richard confirmed that Mike Etzell agreed to continue to provide maintenance service to the neighborhood properties through December 2021 and would work with Judi and Nancy to secure signatures. Nancy asked if the contract renewal had already been approved.

ARC Report: Cyndy updated members as follows:

- The Sullivan property on Keesling has sold to a developer
- The Farmington Property (first on left) sold. Buyers to start construction in spring
- Flath property on Farmington to start construction Jan 2021

- Johnston property waiting for county approval of updated septic placement

New Business:

Greenbank Marsh Working Group Letter: Bob shared a draft of a letter to be sent out through the GMWG and stakeholders. The intent was to provide board members an update on activities including edits from Tom Slocum. Bob will share Tom's input when received and include board members' concerns before meeting with the working group.

Sale of Lots: Judi shared her concerns regarding King Water providing an escrow company with an "OK to close" based solely on their payment history tracking without contacting her about the status of the beach key.

2021 Annual Meeting Options: Cyndy led a discussion regarding planning for the Annual Meeting around COVID restrictions. She confirmed members' commitments to complete tasks as last year and the timeline. Additionally, she has secured a holmesharboresates@gmail.com email address to support Annual Meeting activities. (See attached draft)

Member Comment: David Paull asked if the boards should send a sympathy card to Sarge Lester's family. Judi Moore mentioned that she had sent one representing both boards. Nancy said that the HHWC would also discuss at their meeting to follow. Additionally, several items regarding the Annual Meeting were to be continued at the GBBC and HHWC meetings.

Meeting adjourned: 10:27 AM

Next Meeting: January 16, 2021 on Zoom

Minutes submitted by: Bob Monroig