

**NOTICE of ANNUAL MEMBERSHIP MEETING**  
**SUNDAY HARBOR COMMUNITY ASSOCIATION**

**DATE:** SATURDAY, APRIL 26, 2008

**TIME:** 12:30 P.M. – 3:30 P.M.

**PLACE:** 9408 ODELL ROAD, BLAINE, WA (FIRE STATION)

Bottled water will be available.

**AGENDA**

- I. CALL TO ORDER
  - II. APPROVAL OF MINUTES OF ANNUAL MEETING HELD APRIL 28 , 2007  
Secretary Erin Hudson
  - III. PRESIDENT'S REPORT  
President Harvey Wilson
  - IV. FINANCIAL REPORT  
Treasurer Sharie Wilder
  - V. UNFINISHED BUSINESS  
Report on Bylaws revisions – Joyce Matlewsky
  - VI. NEW BUSINESS  
Election of Directors for 2008 – 2010  
Proposed Budget for 2008 – 2009  
Report on Neighborhood Watch Program
  - VII. OLD BUSINESS
  - VIII. ADJOURNMENT
- OPEN DISCUSSION**



Sunday Harbor Community Association  
Annual General Meeting

April 26, 2008

Fire Hall Meeting Room, 9408 Odell Road Blaine, WA

Courtney Brooks called for a quorum count. It was determined that there was not sufficient quorum to conduct business requiring votes by the members other than approval of the proposed budget and open discussion

The meeting was called to order at 12:55 p.m. on Saturday April 26, 2008 at the Fire Hall Meeting Room, 9408 Odell Street, Blaine, WA, by Dee Hibbeler, Vice-President in the absence of Harvey Wilson, President.

The minutes of the Annual General Meeting held April 28, 2007, were read as submitted.

A financial report was given by Sharie Kernan-Wilder, Treasurer.

The President's report was read by Dee Hibbeler, Vice-President.

A quorum not being present for the vote, the election of directors was not held. Harvey Wilson, Dee Hibbeler and Sharie Wilder are the remaining directors with 4 vacancies created by the expiring terms of Joyce Matlewsky and Erinn Hudson and two existing vacancies.

A report was given by Joyce Matlewsky on the progress of the revision of the bylaws

No objection being made by any member, the proposed budget for 2008-2009 was approved as submitted. (In accordance with the RCW)

A report was given on the progress of the Neighborhood Watch program.

The meeting was adjourned at 2:00 p.m.



# Sign-in

<u>Lot#</u>	<u>Name</u>	<u>Address</u>	<u>Phone</u>
77	Courtney Brooks	8571 Harbor Pl.	604.222.0910
101	SHARON HAGEN	8601 HARBOR DR	371-3903
101	Richard HAGEN	8601 Harbor Dr	371-3903
60	Mavis Wilson	8648 Harbor Dr	371 7728
	Margaret Rosokymak	8669 Harbor Dr	
	Wen Cantler	8669 Harbor Dr.	
	Carol M. Leary	4644 Beldenmtn Dr.	371-3486
	Michael Ross	8669 Harbor Dr	371-3281
	Prpty Owners Guild for justice	4524 California Dr.	735-3225
	<sup>for owners</sup>		
1	Gary + Kathy Mowatt	4504 California TR.	
111	Julene Davis	4531 " "	371-5467
	Bernie McHenry	4531 "	371-5467
	Bill Willey	8673 Harbor Dr	371-5293
12	Belene Williams	4545 Central	371-9900
	Shirley Widen	8673 Harbor Dr.	371-5293
	Janet Mathewsky	4601 Calit Isl.	371-9259
	Erinn Hudson	8656 Harbor Dr	371-0297

Carol M. Leary 303-7507

Prpty Owners  
 Prpty Owners

Paul Thompson  
Paul Thompson

Paul Thompson 303-4204.

15  
Elihu Hopson 8920 Hopson Dr 311-0543  
James McArthur 4901 Carol St 311-8824  
Zhuo Wang 8753 Hopson Dr 311-2983  
James McArthur 4248 Carver 311-8800  
Bill McArthur 8953 Hopson Dr 311-0783  
James McArthur 4231 " 311-2493  
111 James McArthur 4231 " 311-2493  
1 Card + keys + money 4204 Carver's Dr.

6  
i Hopson King 4251 G-Division Dr 328-3882  
Walter Beez 8968 Hopson Dr 311-3581  
James McArthur 4244 Hopson Dr 311-3485  
The Community 8908 Hopson Dr.  
William Jones 422 King 8908 Hopson Dr.  
10  
Hopson Hopson 3648 Carver Dr 211-2288  
11  
Hopson Hopson 3901 Hopson Dr 311-2803  
12  
Hopson Hopson 8901 Carver Dr 311-3003  
13  
Hopson Hopson 8951 Hopson Dr 304-300 0110

104# NAME ADDRESS PHONE

21010-110

QUORUM COUNT

Bylaws state a quorum of memberships present shall be 25%

There are 163 titleholders holding 224 memberships with 30 of those memberships having suspended rights and privileges  
25% of 224 = 56 for quorum  
25% of 196 = 49 for quorum

If quorum is based on lots represented, there are 112 lots with 15 of those lots having suspended rights and privileges.  
25% of 112 = 28  
25% of 97 = 24

Call for quorum count by Courtney Brooks

Attending	Memberships	Counted
87 Courtney Brooks	2 Brooks/Carlson	1
101 Richard, Sharon	2 Hagen/Hagen	2
60 Maria	2 Wilson/Wilson	1
57 GlenCawthra	2 Cawthra/Rogedzinski	1
Maryann Rogedzinski		1
38 Carol McCaig	2 Carol McCaig	2
39 Carol McCaig	2 Carol McCaig	2
Michael Ross	2 Ross/Ross	1
6 (proxy) Krider	2 Laisure	2
1 Gary, Kathy Nazworth	2 Nazworth, Nazworth	2
111 Judith Lewis	2 Judith Lewis	2
55 Bill, Sharie Wilder	2 Wilder/Wilder	2
12 Dee Hibbeler (1 proxy)	2 Hibbeler/Hibbeler	2
84 Joyce Matlewsky	2 Matlewsky	2
45 Joyce Matlewsky	2 Matlewsky	2
Joyce Matlewsky	2 Matlewsky	2
Erinn Hudson	2 Erinn/Dan Hudgson	1
30 (proxy) Bouchard	2 Cincy Bouchard	2

17 lots represented

30 memberships represented

A quorum is not realized for this meeting.



ELECTION OF DIRECTORS  
TERM – April 2008 to April 2010

Election of directors to serve as the Board of Directors for Sunday Harbor Community Association shall be held at the Annual Meeting of the membership. The Annual Meeting for 2008 will be held April 26, 2008.

The election will be held in accordance with the current Bylaws of the Association, Article II – Directors, Section 2:

*“At the first annual meeting of the membership in 1974 three Directors shall be elected for a term of three years, thereafter new Directors shall be elected at each annual meeting of the membership for a term of two years and until the election and qualification of their successors.”*

The current Board of Directors consists of the following:

Harvey Wilson, President	term	April 2007 – April 2009
Dee Hibbeler, Vice-President	term	April 2007 – April 2009
Sharie Kernan-Wilder, Treasurer	term	April 2007 – April 2009
(Sharie was appointed to the vacancy at resignation of Norma Williams)		
Erinn Hudson, Secretary	term	April 2007 – April 2008
Erinn was appointed to the vacancy at resignation of Rachel Newton		
Joyce Matlewsky, Director	term	April 2007 – April 2008
Director	vacant	term April 2007 – April 2008
(Vacancy at resignation of Brad Williams)		
Director	vacant	term April 2007 – April 2008
(Vacancy at resignation of Donna Smith)		

There are currently four Director positions to be filled for the term –  
April 2008 – April 2010

You may place your name in nomination for one of the four positions or nominations will be taken from the floor at the Annual Meeting.

If you wish to place your name on the ballot, please contact Erinn Hudson, Secretary, no later than April 25, 2008. 360-371-0297

ONLY MEMBERS “IN GOOD STANDING” (DUES PAID) OR THEIR PROXY MAY VOTE. PROXIES MUST BE IN WRITING AND FILED WITH THE SECRETARY PRIOR TO THE MEETING.



SUNDAY HARBOR COMMUNITY ASSOCIATION

PROPOSED BUDGET FOR FISCAL YEAR 2008 – 2009

Bylaws - Article I, Section 7

*“The Directors shall prepare and submit to the membership by mail prior to each annual meeting of the membership, a proposed budget of the Corporation for the fiscal year. Such proposed budget will require acceptance by vote of two-thirds of the members present, or by proxy at the meeting. Members must be in “good standing,” (dues paid) to vote.*

INCOME

Proposed dues \$50.00 per lot x 112 lots \$5,600.00  
 (This budget is based on 100% participation of all lot owners)

EXPENSES

Taxes – Tract A (The Park)	700.00
Liability insurance	1,750.00
Meeting room for General Meeting	100.00
Bottled water for General Meeting	10.00
Park maintenance (mowing, weed eating)	600.00
Supplies and equipment for park	200.00
Gas for mower	200.00
Secretarial services	600.00
Bookkeeping services	600.00
Office supplies (stamps, envelopes, etc)	400.00
Fees for filing and releasing liens	100.00
Transportation costs (@ \$0.45 per mile	75.00
Miscellaneous	<u>100.00</u>
Total expenses	\$5,435.00



## RESERVE FUNDS

The balance of the funds from the contract sale of Lot 25 are currently held in a savings account and will be disbursed on an as need basis.

In 2004 the annual membership dues were \$40.00 per lot. In July 2004 the dues were reduced to \$24.00 annually per lot.

From July 2004 to present (April 2008) \$16.00 per lot annually of the contract sale funds has been distributed toward members' dues.

July 2004 – June 2005	16.00	x 112 =	\$1792.00
July 2005 – June 2006	16.00	x 112 =	1792.00
July 2006 – June 2007	16.00	x 112 =	1792.00
July 2007 – June 2008	16.00	x 112 =	1792.00

The current Board of Directors propose that Sunday Harbor Community Association should have a reserve fund in accordance with Article II, Section 7, of the Bylaws which reads”

*“The Directors may establish such surplus funds and reserve funds as they deem necessary to the end that the corporation shall be in sound financial condition to meet its obligations and maintain its property.”*

### **WHY DO I HAVE TO PAY DUES?**

Sunday Harbor Community was developed as a “Planned Unit Development” by the original developers and recorded as such with Whatcom County.

At the time you purchase a lot in Sunday Harbor you agree to Section 3, paragraph 3 of the recorded document “Declaration of Restrictions, Easements and Reservations, Sunday Harbor,” which reads:

*“In order to provide for maintenance and improvement of the various properties and facilities of Council, each grantee and vendee of a lot in the plat, their heirs, successors and assigns, shall and do by the act of accepting a deed or entering into a contract of sale as vendee, jointly and severally agree that they and each of them shall pay to Council the charges assessed by vote of two-thirds of the members of Council against each individual lot.”*

Dues payment is not optional. Each lot owner is obligated to pay the dues assessed.

