

Minutes of Special Board Meeting of December 7, 2013

Present: R. Lewis, D. Lumsden, D. Raymond, and N. Young for the Board; D. Herndon and C. West for the Maintenance Committee.

Meeting called to order at 9:12 AM by Lewis.

>Lewis stated single purpose of meeting was to organize and to develop a plan to assess the recent damage to the Point Park bulkhead, identify options, develop options in sufficient detail to allow cost estimates to be obtained from contractors, obtain cost estimates, and prepare a recommended course of action for lepoa. It was emphasized all options are open at this point.

>Young reviewed history of Point Park; the severe erosion that caused the loss of a significant portion of the Park as originally platted, the threat this posed to adjacent owners Rush and Burke, the action Burke took to bulkhead a portion of the Park at his expense to protect his property, lepoa's bulkheading the balance in 1998, unexpected rapid deterioration due to environmentally changes to wood treating methods, actions by lepoa in 2010 to repair washouts at 3 locations, and the 2013 failure of about 25 feet of the section originally installed by Burke.

>Raymond presented photographs of the damaged section and the three places where washouts have recurred. A general discussion of the current situation and condition of the bulkhead followed. A general discussion ensued of the merits of wood versus steel, and of contractors who might conduct repairs with Raymond providing an informal estimate obtained from R.A. Lassman. West indicated the need for a survey; advice was given that a survey has been requested.

>Herndon stated enough study should be done to support proper decisions being made covering the period from now until the entire bulkhead is replaced (estimated to be 2018 at last Annual Meeting). Advice and cost information is to be sought from selected contractors to establish 1), the bare minimum to prolong the bulkhead life for 3-5 years, 2) repair/replace only the current distressed areas, and 3) replace the entire bulkhead (to determine adequacy of present reserve plan). Lumsden identified there is approximately \$13,000 in the separate Point Park Bulkhead account, and about \$3,000 in current accounts; discussion on option funding was deferred.

>Lewis advised next Board meeting is scheduled for January 11; that it is desirable to have options available then but if that was not possible, a special meeting would be scheduled later.

>Raymond, Herndon, and West made plans for early inspection and measurement of the Park bulkhead and to determine if warning tapes need to be erected at damaged places for safety.

>Lewis adjourned meeting at 10:49 AM.

Signed----Norman Young for Pam Snapp, Secretary