



The Beachcomber



HMC Newsletter

March 2005



<http://www.herronisland.org>

President's Message

Two items that I'd like to comment on this month are the continuing misunderstanding of our assessment method and the need for an unusually early community burn.

The subject of how to assess multiple-lot owners has been debated for decades. Our more militant single-lot owners advocate a full assessment for every platted lot, including gulches, hill-sides, and other unbuildable sites. Even though an owner paid multiple assessments, he or she would get only one vote. In addition, this owner would have to pay retroactively to make up for underpaying in past years. It's hardly surprising that multiple-lot owners were outraged and threatened lawsuits if such a plan were implemented. In return, some single-lot owners threatened to sue if the current plan were not changed. The grounds for these hypothetical lawsuits were never clearly defined, but tempers ran high.

Three years ago, the board decided to survey the membership on what specific plan the majority would prefer. Two heavily attended meetings were held, and a ballot was provided to each member for choosing whether to continue with the current method or adopt one of two modified multiple-assessment plans. The membership chose a plan in which any package of contiguous lots held in the same ownership, with all lots connected by at least one point and containing only a single home in the package, count as one assessable unit. A "home" is a single family dwelling as defined by the county assessor-treasurer. In addition, a non-contiguous lot used as a septic drain-field can be included in the assessable unit.

Some multiple-lot owners have registered

their contiguous platted lots as a "single building site" so that the lots can't be sold separately unless they are subdivided with permission of the assessor. If HMC attempted to levy a full assessment on every platted lot, how these single building sites containing multiple platted lots would be interpreted in court is uncertain. One thing that is certain is that HMC would be defending itself in lawsuits. The plan chosen by the membership effectively makes every package of contiguously owned lots a single building site for assessment purposes and eliminates any need for legal maneuvers and lawsuits.

Another source of confusion is the phasing in of the new plan. Here's how it works: Beginning with the assessment payable in October 2006, members will have what our bylaws call a single common expense liability, along with a single vote, for each assessable unit that they own. Let's call them shares. The total required assessment income in our budget will be divided by the total number of shares to determine the assessment amount payable for each assessable unit. To give members time to adjust, the plan is being implemented in one-third increments for the assessments due in October of 2004 and 2005. This fall, the number of shares per owner will be equal to one plus two-thirds multiplied by the number of assessable units owned in addition to the first one.

I suspect that the above paragraph may not completely clear up the confusion. If you have specific questions regarding your assessment, please feel free to email me and I'll do my best to explain. Let's remember that this plan was chosen by the membership, and is the closest we could come to a compromise that is fair to everybody.



The Beachcomber



HMC Newsletter

March 2005

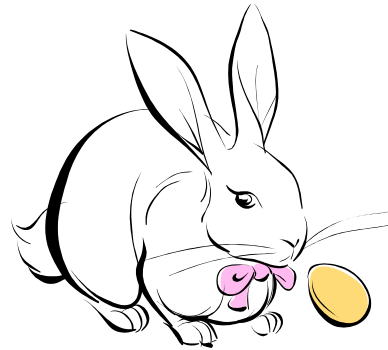
Switching to the subject of the annual burn, we normally try to schedule it for the middle of May. Because of the historically dry weather this winter, there is a possibility that the fire safety burn ban usually declared in July could come as early as May 1st. For this reason, we are scheduling the burn on Saturday, April 16th, from 8:00 am to 2:00 pm at the North Beach parking lot. Dick Mowry has agreed to provide his backhoe for loading the fire, and we are looking for volunteers to tend the fire and extinguish it when it burns down.

As always, we are allowed to burn natural vegetation only. Burning scrap lumber, building materials, and trash is illegal and strictly forbidden. We also can't accept stumps or thick tree trunks. They can take days to burn and would not be consumed by the time the fire must be extinguished. We don't expect our volunteers to have to tend the fire late into the night.

Every year we hear rumors that this will be the last year that outdoor burning will be allowed. The Puget Sound Clean Air Agency is continuously monitoring air quality in Pierce and surrounding counties and may eventually impose a permanent burn ban, but it hasn't happened yet. Our community burn is the most effective way to dispose of brush on the island, and we'll continue with it as long as we can.

My email address is President@herronisland.org if you have questions or comments.

Ken Freeman





The Beachcomber



HMC Newsletter

March 2005

Important Phone Numbers

Island Manager

Doug Allen (253) 884-9350

HMC Board of Trustees

Ken Freeman, President (253) 884-2749

Bill Zazzo, VP & Water (425) 823-1902

Fred Fath, Secretary/Treasurer (206) 246-7016

Al Moren, Land Use & Roads (253) 884-2721

Clarrie E. Jones

Additional Responsibilities

Nick Huff, Transportation (253) 884-4663

Dick Mowry, Water Field Examiner (253) 884-7663

Dick Zottman, Water Field Examiner (253) 884-9920

Mary Turpin, Rules & Regulation (253) 884-3089

Tracy Anspach, Parks (253) 588-1921

Patty Haenen Jones, Office Manager (253) 884-9350

**Herron Island Office Hours: Monday 9:30-12:30;
Tuesday and Thursday, 9:30 to 4:30. The office is
CLOSED Wednesday, Friday, Saturday, and Sunday.**

Office Phone: (253) 884-9350

Office Fax: (253) 884-5047

Website: <http://www.herronisland.org>

Office Email: Office@herronisland.org

Manager email: HMCManager@herronisland.org

Beachcomber: hjonesp@yahoo.com

Emergency

911

Ferry Cell phone

(253) 691-1457

(Cell phone to be used for scheduling heavy loads, big vehicles or having something in tow, and for information regarding ferry services.)



Delinquency List as of MARCH 2005

COPELAND—DENNIS—KIRK, L.—KIRK, M (Estate of)—
LAWRENCE—LEHMAN (DROUILLARD)—MARTIN, S.—
MCRAE FAMILY—O'NEILL—OVERLAND (Estate of)—
RUCKS.—TCHOCHIEV—TITZLER—WAGEMANS.

Ferry Business

- Call ahead if you are planning to use the ferry for a trailer, boat, or large vehicle!
- Only those guests with valid passes will be allowed on the ferry.
- Plan your arrival at the dock at least 5 minutes before the scheduled time of departure.
- Walks-ons are not to be on the dock or ramp when cars are being loaded. Watch crew for permission to board.
- Only service and delivery people may charge fares.

LATELY WE HAVE EXPERIENCED GUESTS AND SERVICE PEOPLE EXPECTING TO COME OVER TO THE ISLAND WITHOUT GUEST PASSES. THIS VIOLATES THE ACCESS POLICY THAT WAS PUT IN PLACE FOR ALL OF OUR SECURITY. PLEASE MAKE SURE YOUR GUEST HAS A VALID GUEST PASS SIGNED BY YOU TO ENSURE THEY ARE ABLE TO RIDE THE FERRY. PROVIDING GUEST PASSES IS NOT PART OF THE DECKHAND'S JOB.

Beachcomber News Items need to be submitted to the HMC Office by the Friday after the Monthly Meeting. Items MUST be typed or emailed. Your name and phone number is to be included in case there are any questions. Paid advertisements are to be arranged through HMC Office PRIOR TO PUBLICATION.



HMC Newsletter

March 2005

HMC Management Board Meeting Summary March 12, 2005

Administration

- The Board discussed whether Pierce County should be asked to pay dues.
- The Board agreed to purchase the new community management guide from CAI.
- The Board discussed updating the policy regarding how payments from delinquent accounts are handled.
- The water department pickup truck will be placed for sale in the Beachcomber.

Emergency Preparedness/Fire Department

- A report to the Board was prepared by FD volunteer EMT Michael Jones.

Land Use

- Work on the mainland parking lot "wetland buffer delineation" is complete. Photos and a notarized affidavit have been sent to the County biologist.
- The agency known as "Pierce County Responds," which helps rural areas clean up old vehicles and junk, again contacted the office. They want to set up a plan with HMC during the summer to help island residents who wish to get rid of cars, etc. In certain instances they expect to be able to offer some financial assistance to accomplish this.
- HMC has received an offer to purchase a property on Yew Blvd. and there is some interest in the property on Fir Lane.

Legal

- The attorney and the Board have approved putting sellers of property on a cash basis for ferry and other fees when escrow is opened for the property.

Transportation

- Update on County-required inspection of mainland ferry terminal.



HMC Newsletter

March 2005

Roads

- Gravel delivery by barge is expected next week.

Water

- A notice will be put in the next Beachcomber advising owners who have been absent from their properties for some time to run their water for five minutes before using it. This is to allow old standing water to be cleared from the pipes.
- Update on the new reservoir project: Apex Engineering has informed HMC that due to a large backlog



HMC Newsletter

March 2005

OFFICE FURNITURE FOR SALE

Our old office desk and computer stand are for sale and are available for inspection in the Community Center. Please submit your sealed bids for one or both of them to the office. Bids will be opened at the April 9th board meeting and the items will be sold to the highest bidder.

WORK PARTY - APRIL 8th

There will be a work party to install the small boat docks on Friday, April 8th. Please meet at the North Beach at 12:00 noon.

WATER NOTICE

If you have been absent from your property for some time, please run your water for five minutes before using it. This is to allow old standing water to be cleared from the pipes.

BOAT STORAGE

If your small boat is stored at the North Beach on the beach side of the bulkhead southward of the sandbar, please be sure that it has an HMC identification sticker. Boats that are determined to be abandoned will be removed. Also remember that boat trailers may not be parked on the North Beach for more than 24 hours.

ANNUAL BURN - APRIL 16TH

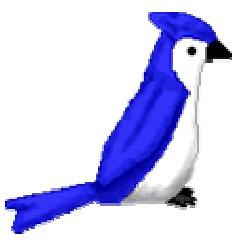
Because of the possibility of an early burn ban this year, we are having our annual burn a month early. The burn will be held in the North Beach parking lot on Saturday, April 16th, from 8:00 a.m. to 2:00 p.m. **Natural vegetation only.** Because the material must be consumed by early evening, stumps cannot be accepted. *No scrap lumber, building materials, or trash!*

TRUCK FOR SALE

HMC water department truck. 1980 Custom Deluxe Chevrolet pickup. V-8 engine, tool compartments. Not in running condition. Please submit sealed bid to island office. Bids will be opened at the April 9th board meeting and the best offer will be accepted. The truck is parked at the corner of West Yew and West Madrona.

BARKING DOGS

We have had several complaints about dogs barking with no attempts by their owners to control them. If you own a dog, please be considerate of your neighbors and don't allow them to bark for extended periods of time. If you are bothered by a neighbor's dog, first try reasoning with the owner. As a last resort, a rules violation complaint may be filed with HMC citing Section II (H) of the Herron Island Rules (Public Disturbance and Public Nuisance Noise).



The Beachcomber



HMC Newsletter

March 2005

BOOSTER NEWS

*Join us in celebration at our Herron Island
2005 Sunrise Easter Service*



A special ferry run at 7:00 am will be available if you would like to join us from the mainland

Fellowship time: 7:00—7:20 am: *Enjoy a warm beverage & strudel.
Take a few minutes to chat with your neighbor.*

Service begins at 7:30 am

Opening Prayer: *Dallas Amidon*

Special Reading: *Mike Shettlesworth*

Special Music & Sing-A-Long with the Bridge Family
*Steven Bridge, Shannon Stonebridge, Cheryl Schwarz &
Ashley, Abel, & Brianna Golob*

Special Easter Message: *Harvey Roberts*

Sing-A-Long with the Bridge Family

Closing Prayer: *Dallas Amidon*

All are invited to enjoy hot clam chowder compliments of Brigitte Vogel

Donations accepted to cover the special ferry run and other expenses. Thank-you!



The Beachcomber



HMC Newsletter

March 2005



HERRON ISLAND INTERIOR PAINTING LINDA MOREN

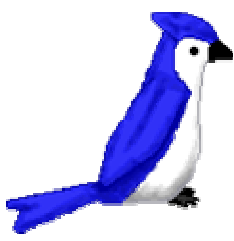


HERRON ISLAND YARD MAINTENANCE

ALLEN MOREN

253-884-2721





The Beachcomber



HMC Newsletter

March 2005

BOOSTERS

A special thank you to Judy Greinke for arranging the line dancing in February. It was a really fun time. A special thank you also to our wonderful island musicians for providing musical selections for the March potluck. George Newcomb is truly gifted with the harmonica. He has been playing it since he was a young boy. Norma, his wife, gave him a score of 9.7 (out of 10) on his rendition of Taps on his bugle. David and Sina Clauson have super talents. They even rewrote the music for just their two instruments: clarinet and bassoon. Denny Dubach and his friend, Don Ebenritter had a good ole time playing guitar. Denny sang a couple of neat songs. One of the ladies in the audience was heard saying that she remembered her father singing one of Denny's songs. That certainly brought back some wonderful memories.

Our first summer function is the Memorial weekend, May 28/29. We need a lot of help: the pancake breakfast, the flea market, selling the cinnamon rolls, etc. If you have not volunteered in awhile, please help us this summer. No one event is more than a few hours. Even more importantly, it is fun. If you can help on the Memorial weekend, please call Kathy Deuster 253.884.6898.

Please note: The parade is in July only. There was an error in the last submitted article of the Jan-Feb. Beachcomber.

Submitted by Carole Crowley for the Boosters.





The Beachcomber



HMC Newsletter

March 2005

For Sale! SOLD! For Sale! SOLD! For Sale! SOLD!

PROPERTIES FOR SALE!

- Building lot w/view; 22405 N Fir St; \$25,000.
- Level lot; Water! Power! Septic! All in!
1115 E Madrona Blvd; \$39,900.
- Sloped building lot w/Western view;
22511 Maple Dr KPN; \$50,000.
- Your address could be here!

PROPERTIES SALE PENDING!

- 216 N Fir Lane
- 404 E Madrona Blvd

PROPERTIES SOLD!

- 517 W Herron Blvd
- 1321 Madrona Blvd

We welcome our new members!

DALLAS AMIDON, Resident Island Realtor

Direct~ 253-606-0972 ~~ Message~ 1-877-428-4996

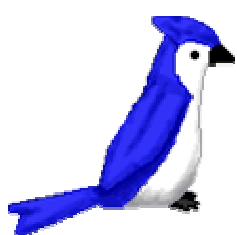
Home~ 253-884-6166 ~~ Fax~ 253-884-4425

Visit: www.HerronIsland.com ~~ E-mail: HerronIsland@hotmail.com

Windermere Key Realty, Inc. ~~ See our ads in the Real Estate Book, Homes & Land, Peninsula Gateway, Tacoma News Tribune & Key Peninsula News!

Working hard for you & our community!



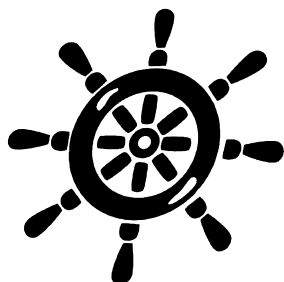


The Beachcomber



HMC Newsletter

March 2005



CAPTAIN'S MESSAGE

CANCELLATIONS

APRIL LOW TIDES

Mon	4-25	12-12:30 NO SHUTTLES
Tues	4-26	12-12:30 NO SHUTTLES
Wed	4-27	3:30 LEAVES LATE
Thurs	4-28	3:30-4, 4:30 LEAVES LATE
Fri	4-29	3 NO SHUTTLE, 3:30-4. 4:30-5

MAY LOW TIDES

Sun	5-8	11:30 NO SHUTTLE—12 LEAVES EARLY
Mon	5-9	12-12:30
Sun	5-22	11:30-12
Mon	5-23	12-12:30
Tues	5-24	12-12:30
Wed	5-25	12-12:30
Thurs	5-26	12-12:30 NO SHUTTLES, 3:30-4
Fri	5-27	2:30-3, 3:30-4, 4:30 LEAVES LATE
Sat	5-28	2:30-3, 3:30-4, 4:30-5



911

**Herron Island Emergency Preparedness Group
(Pierce County Neighborhood Emergency Teams)**

**PREPAREDNESS MEETING - 10:30 a.m. 4th Saturday of every month at the
Fire Station/Community building**

Greetings to all members of Herron Island! Due to requests and a unanimous vote, I have been asked to take up the position of Director/Chairman for the Emergency Preparedness Committee. I have accepted and pledge to do my best to ensure the island will be ready as possible for any emergencies that might arise. I would like to invite all of you to join me in this effort. Remember, every step we take is another step that helps protect our homes. We, the homeowners, are the first line of defense against disasters.

This month is Search & Rescue (SAR) month for our Herron Island Emergency Preparedness Group (HIEPG). On Saturday, March 26th at 10:30am we will be meeting for a few hours to focus on search and rescue skills. This class will deal with proper and legal search and rescue methods that can be conducted here on the island focusing on searching inside and around the outside of a home, and in light of recent national events, we will also be learning about how to search for a lost child. Even though we are only a small island, there is still a chance a child could be lost and we should always be ready at any time.

In the following pages you will find a survey that I would like the members to fill out and a list of events that will be happening this year. This survey is voluntary and anonymous. You can either forward it to the office or email your answers to the main office at Office@herronisland.org

In addition, part of the survey is asking for people to sign-up for the First Aid class which we are hopefully going to be offering at the beginning of May (the date will be listed in the next BC edition). This class is free to all PC-NET members. Anyone who is not yet a member of PC-NET may join by signing their name up for the class. I would like to have an estimate head count so if you are interested, please let me know via the main office as soon as you can. And remember, even if you don't have the time to come to every meeting, you may still join the Reserve Team. This group is of people who can only come three times a year and wish to focus on one individual skill as opposed to training for all teams (i.e. straight search & rescue).

Hope to see all of you at the next meeting. Be safe!

Michael D. Jones
Director/Chairman



The Beachcomber



HMC Newsletter

March 2005

Voluntary Survey

This is a voluntary survey that is being conducted for the sole purpose of gathering information from the members of Herron Island Home Owner's Association. The intent is to learn the level of awareness that members have regarding emergency preparedness and also what the members would like to see happen here in the future. Although some of these questions pertain to the Fire Dept. Station here on the Island, this is not a survey affiliated with District 16 but is instead an aid for local emergency preparedness volunteers. It should be restated that this is a voluntary survey, and although you do not have to fill it out we are encouraging it. Please take the time to do this survey as it will be a great benefit to us. Even if you are only willing fill out a portion of the survey, that portion can be invaluable. Thank you.

1. Did you know that Key Peninsula Fire Department handles emergencies on Herron Island? Yes No
2. Were you aware that there is a volunteer staffed fire station right here on the Island. Yes No
3. If so, did you know that we have two EMT-Bs and one EMT/Firefighter living right here on the island fulltime? Yes No
4. Were you aware that the Island station has a fully commissioned and working fire engine and aid/medic unit? Yes No
5. Were you aware that the Island is set up for emergency airlifts through Airlift Northwest? Yes No
6. Did you know that HMC Management created an emergency preparedness committee that is working to prepare the Island in the event of an emergency? Yes No
7. Would you be willing to allow the Emergency Preparedness Committee to retain a skeleton outline of the blueprint of your home on the island? This information would be beneficial in an emergency and will be kept private. Yes No
8. Would you be interested in volunteering one day of your time every other month to learn emergency preparedness skills to help your family and the Island? Yes No
9. Would you be interested in taking an Island sponsored class to teach certified CPR, AED, and First Aid? Yes No
10. Did you know that wildland fires can happen on Herron Island? Yes No
11. Were you aware of the steps that have been taken to help safeguard the island from this threat? Yes No
12. Do you feel the current Fire Station/Community building meets all needs that the island requires? Yes No
13. In the future would you like to see more equipment on the island for EMS and Emergency Preparedness services? Yes No
14. Do you feel that the Fire Station/Community building should be bigger? Yes No
15. Would you be willing to have a small assessment for the purpose of building a bigger station/community center in the far future? Yes No
16. Finally, is there anything else you would like to see accomplished for emergency preparedness here on the island? Please print your answer and/or suggestions.

Thank you!



The Beachcomber



HMC Newsletter

March 2005

Herron Island Emergency Preparedness Group Training Schedule 2005

January: Communications & Applications

February: Communications Cert & Re-cert

March: SAR Cert & Awareness – *March 26th*

April: Wildland Fire Class and Team Awareness on Prevention Measures – *April 23rd*

May: Summer Heat - Global Warming – Tsunami, Earthquakes, Volcanoes – *May 28th*

June: Holiday Disasters – *June 25th*

July: House Fires – Fire Prevention – *July 23rd*

August: Storm Preparation – Winter Storms, Thunder Storms – *August 27th*

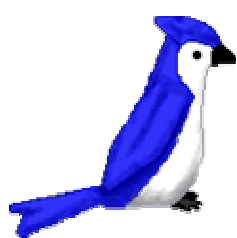
September: Terrorism and Homeland Security – Mental/Physical Self Defense – *Sept. 24th*

October: Island Evacuation Drill – Rescue w/ SARs – *Oct. 22nd*

November: Holiday Psychology – Mental Fitness – *Nov. 26th*

December: Annual End Meeting - Christmas Party – *Dec. 17th*





The Beachcomber



HMC Newsletter

March 2005

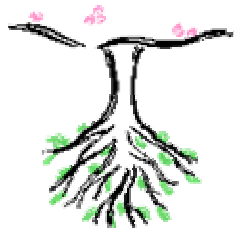
March

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
		1	2	3	4	5
6	7	8 International Women's Day	9	10	11	12 Board Meeting 10am Booster 6pm
13	14	15	16	17 St. Patrick's Day	18	19
20	21	22	23	24	25	26 HIEPG (PC-NET) 10:30am
27 Easter	28	29	30	31		

April

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
					1	2
3	4	5	6	7	8	9 Board Meeting 10am Booster 6pm (See Boosters Info)
10	11	12	13	14	15	16
17	18	19	20	21 Earth Day	22	23 HIEPG (PC-NET) 10:30am
24	25	26 Administrative Professional's Day	27	28	29	30

WELCOME ALL NEWCOMERS!



Get involved! We need you! It's fun!

BOOSTERS

The Beachcomber

HERRON MAINTENANCE COMPANY

P.O. Box 119

Lakebay, WA 98349

PRSRT STD

U.S. Postage

PAID

Lakebay, WA

Inside this issue...

- *President's Message*
- *Island Manager's Report*
- *Herron Island Emergency Preparedness Group—PC-NET*
- *Emergency Preparedness Survey*