

BY-LAWS  
of  
ORCHARD BEACH COMMUNITY GROUP, INC.

ARTICLE I.

NAME

The name of this group is the ORCHARD BEACH COMMUNITY GROUP, INC. Its headquarters shall be in Orchard Beach, County of Mason, State of Washington.

ARTICLE II.

OBJECTIVES

The objective of this group is to maintain a community water system and undertake other community projects and activities as decided by the executive committee and approved by the members of the group, and to promote the general interest and welfare of the Orchard Beach community.

ARTICLE III.

MEMBERSHIP

Membership shall be limited to those persons owning tracts (as originally established by Mading Mason County Enterprises, Inc., and as recorded in Mason County, Washington), in the Orchard Beach Community. Membership is not compulsory, but by choice for those not on the community water system.

ARTICLE IV.

MEETINGS

Section 1. All meetings of members of the group shall be held in the Orchard Beach Community. Biannual meetings of the members of the group shall be held on a date decided on by the executive committee, to transact business requiring the attention of the group.

Section II. At least 10 days notice of biannual meetings shall be given. Said notice will be given to members personally or by mail. Notice will be given in such a way that it can be reasonably assumed that all members of the group will have access to the information. Meetings will be held at a convenient time and location. Inasmuch as possible, the subjects to be discussed at the meeting will be determined and publicized to all members prior to the meeting.

Section III. Special meetings of the group may be called at the request of the president of the group, or any three members of the executive committee. It may be held as soon as the urgency of the situation dictates. Notice of such special meeting will be given in the same manner as outlined in Section II. Issues deemed major or controversial by the executive committee will be voted upon by the members of the group. The aforementioned vote may be accomplished by ballot and need not require a special meeting of the members of the group.

Section IV. A majority of the members present at any meeting properly called, shall constitute a quorum for the transaction of business.

Section V. Nomination of officers to be elected at the annual election may be made by any member of the group at or prior to the annual election meeting. The executive committee shall make nominations to fill out the positions for which nominations are otherwise not forthcoming.

Section VI. The annual election of the officers of the group shall be held within the summer of each calendar year. The date shall be designated by the president or by the executive committee, and shall be specified in the notice of said election. At this election, the members shall elect by a majority vote of those present.

Section VII. Meetings of the group shall be attended by members of the group, those eligible to be a member, their spouses and any other individuals specifically invited by the executive committee.

## ARTICLE V.

### OFFICERS

Section I. The officers of the group shall be the President, Vice-President, Secretary-Treasurer and Trustee. All officers shall be chosen from the members. The immediate past president of the association shall serve as a non-voting advisor to the executive committee. Officers shall hold office until the next annual election meeting or until their successors are chosen. An officer may be removed with or without cause by the affirmative vote of a majority of the members of the group present at a special meeting called for that purpose. If there is a vacancy in any office for whatever cause, said vacancy may be filled for the unexpired term by the executive committee.

Section II. The President shall preside at all meetings. He shall be the chairman of the executive committee and an ex-officio member of all other committees. He shall have such other powers and duties as may be prescribed by the group or the executive committee. He will be the official spokesman of the group.

Section III. The Vice-President shall preside over all meetings of the group and executive committee in the absence of the President. In addition, he will assist the President and other executive officers in their duties when necessary.

Section IV. The Secretary-Treasurer shall be the secretary of and attend all meetings of the members. He shall record the proceedings of each meeting, and give required notice of meetings to members of the group or executive committee. He shall maintain an up-to-date list of all members. In addition, he shall keep accurate records of all money of the group, received and disbursed. He shall collect all dues and hold all funds of the group in his name. His expenditures on behalf of the group shall be reviewed by and subject to approval of the executive committee. He shall make a financial report annually and have duties as may be prescribed by the members of the group or executive committee. He shall appoint members to his committee as he deems necessary.

Section V. The Trustee shall have such powers and duties as may be prescribed by the members of the group or the executive committee. He shall appoint members to his committee as he deems necessary.

Section VI. All books and all correspondence and papers shall be in the general custody of the officers of the group, and shall be available at all times to the personal inspection of any member.

30th day of

## ARTICLE VI.

### EXECUTIVE COMMITTEE

There shall be a committee known as the executive committee, consisting of the four (4) officers of the group and advisor, specifically named in Article V. Such a committee shall have the power to appoint all other committees and to exercise direct supervision over all the activities of the group and its members, especially as they relate to the maintenance and supervision of the community water system. They shall stand ready to assist in solving any problem with any member of the group and shall be available for consultation by any member. Meetings of the executive committee may be attended by any member of the association as well as anyone specifically invited.

James H. Thompson, Immediate  
President, Orchard Beach Comm.

## ARTICLE VII.

### FEES

All tracts in the Orchard Beach Community to which the community water system is supplying water, shall be assessed an initial fee of \$60.00. All tracts which connect to the community water system at a later date shall be assessed an initial fee of \$60.00 at the time of hook-up.

In addition to the initial assessment, an annual water fee of \$24.00 per tract which is using water from the community water system, shall be due as of October 1st of each year.

(All people having their own wells are excluded from the assessment and annual water fee).

Each member using community water who has not paid either the initial \$60.00 fee or the annual fee within 30 days of billing, shall, without the necessity of further action by the executive committee or membership, have such water service discontinued.

All fees shall be set by a vote of the membership; and all major expenditures shall be passed upon by the executive committee and by a vote of the members prior to said expenditure from the corporate funds.

The President and/or Secretary-Treasurer shall make minor expenditures as required for repairs and supplies for the water system, for operation of the well (electricity, etc.), and other minor expenses necessary to carry out the general function of the community group business.

## ARTICLE VIII.

### AMENDMENTS

These By-Laws may be amended, altered or repealed in whole or in part by a majority vote of the members present at any properly called meeting. These By-Laws may be ratified by a majority vote of the members present at any properly called meeting.

AMENDMENT TO THE

BY-LAWS OF

BY-LAWS of the Orchard Beach Community Group were ratified this  
30th day of July, 1977.

Louise Ewart

LOUISE EWART, President-Elect, Orchard Beach  
Community Group

"All tracts in the Orchard Beach Community Group which the community water  
system is supplying will be assessed an initial assessment of \$30.00 per  
all tracts which come under the jurisdiction of the community group. This amount  
shall be assessed on the first day of August, 1977."

In addition to the initial assessment, an annual water fee of \$30.00 per  
tract which is using water from the community well system, shall be due  
and payable on the first day of August each year.

ATTESTED TO:

James H. Thompson

James H. Thompson, Immediate Past  
President, Orchard Beach Community Group

Toodie Thompson

Toodie Thompson, Secretary-Treasurer  
Orchard Beach Community Group

Pearl P. Johnson

Pearl Johnson, Trustee, Orchard Beach  
Community Group

"The President and/or Secretary-Treasurer shall have the power to add a \$3.00 per  
month surcharge to any bill for the use of the water system for the necessity of such action  
as may be taken by the members of the community group for the collection of monies due the Orchard Beach  
Community Group."

The President and/or Secretary-Treasurer shall make minor expenditures as  
required for repairs and supplies for the water system, for operation of the  
well (electricity, etc.) and other minor expenses necessary to carry out the  
general function of the community group business."

RATIFIED this 1st day of Jan, 1982.

Robert C. McCallum  
ROBERT C. McCALLUM, President  
Orchard Beach Community Group

ATTESTED TO:

John L. McCallum  
JOHN L. McCALLUM, Secretary-Treasurer

Carolyn P. Johnson  
CAROLYN P. JOHNSON, Vice-President

Beth Gravelle  
BETH GRAVELLE, Trustee

AMENDMENT TO THE  
BY-LAWS OF  
ORCHARD BEACH COMMUNITY GROUP

ARTICLE VII, By-LAWS of the Orchard Beach Community Group, Inc., entitled  
FEES are amended to read as follows:

"All tracts in the Orchard Beach Community to which the community water system is supplying water, shall be assessed an initial fee of \$60.00. All tracts which connect to the community water system at a later date shall be assessed an initial fee of \$60.00 at the time of hook-up.

In addition to the initial assessment, an annual water fee of \$30.00 per tract which is using water from the community well system, shall be due as of October 1st of each year.

(All people having their own wells are excluded from the initial assessment and annual water fee.)

The Orchard Beach Community Group shall have the power to add a \$3.00 per month late charge on all water hook-ups fees and/or annual water assessment remaining due after 30 days from billing date.

At the discretion of the Secretary-Treasurer and any one other member of the board, a lien against the property of individual delinquent in payment of his water bill may be filed.

If legal action is necessary to collect any monies due the Orchard Beach Community Group, the party responsible for the necessity of such action will be liable for attorneys fees and costs.

All fees shall be set by a vote of the membership. All major expenditures shall be passed upon the by executive committee and by the vote of the members prior to said expenditure from the corporate funds.

The President/and or Secretary-Treasurer shall make minor expenditures as required for repairs and supplies for the water system, for operation of the well (electricity, etc.) and other minor expenses necessary to carry out the general function of the community group business."

RATIFIED this 1st day of Jan, 1982.

  
ROBERT C. MCCALLUM, President  
Orchard Beach Community Group

ATTTESTED TO:

  
LINDA L. MCCALLUM, Secretary-Treasurer

  
PEARL P. JOHNSON, Vice-President

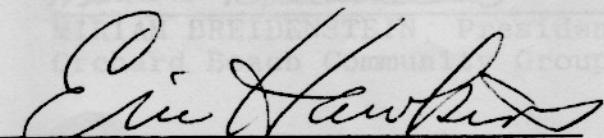
  
BURTON GRAVELLE, Trustee

AMENDMENT TO THE BY-LAWS OF  
ORCHARD BEACH COMMUNITY GROUP

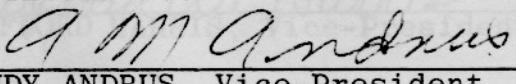
FEES ARTICLE VII, By-Laws of the Orchard Beach Community Group, Inc., entitled FEES are amended to read as follows:

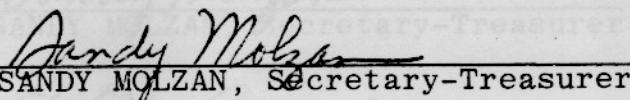
In addition to the initial assessment, an annual water fee of \$40.00 per tract which is using water from the community well system, shall be due as of October 1st of each year.

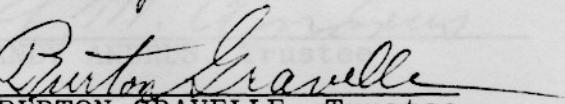
RATIFIED this 22nd day of May, 1982.

  
ERIC HAWKINS, President  
Orchard Beach Community Group

ATTESTED TO:

  
ANDY ANDRUS, Vice-President

  
SANDY MOLZAN, Secretary-Treasurer

  
BURTON GRAVELLE, Trustee

AMENDMENT TO THE BY-LAWS OF  
ORCHARD BEACH COMMUNITY GROUP

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ORCHARD BEACH COMMUNITY GROUP

~~ARTICLE V~~ ~~ARTICLE V~~ ~~ARTICLE V~~ ~~ARTICLE V~~ ~~ARTICLE V~~ Beach Community  
Group, Inc., entitled ~~ARTICLE V~~ are amended to read as follows:

OFFICERS ARTICLE V, SECTION 1, By-Laws of the Orchard Beach Community Group, Inc., entitled OFFICERS are amended to read as follows:

Officers shall hold office for a two-year term.

RATIFIED this 3rd day of July, 1988  
RATIFIED this 23rd day of June, 1984.

*Miriam Breidenstein*  
\_\_\_\_\_  
MIRIAM BREIDENSTEIN, President  
Orchard Beach Community Group

ATTESTED TO:

ATTESTED TO:  
*Clifford W. Harris*  
\_\_\_\_\_  
CLIFFORD HARRIS, Vice-President

*Sandy Molzan*  
\_\_\_\_\_  
SANDY MOLZAN, Secretary-Treasurer

*A.M. Andrus*  
\_\_\_\_\_  
ANDY ANDRUS, Trustee

AMENDMENT TO THE BY-LAWS OF  
ORCHARD BEACH COMMUNITY GROUP

FEES

ARTICLE VII, By-Laws of the Orchard Beach Community Group, Inc., entitled FEES are amended to read as follows:

In addition to the initial assessment, an annual water fee of \$50.00 per tract which is using water from the community well system, shall be due as of October 1st of each year.

RATIFIED this 3rd day of July, 1988.

The Orchard Beach Community Group shall have the power to add a \$3.00 per month late charge on all water hook-up fees and/or annual water assessments remaining due after 30 days from billing date.

If after a period of one year, the amount of the initial assessment, plus any late charges, or any part thereof, remains unpaid against the property of the Orchard Beach Community Group in arrears,

Miriam E. Breidenstein  
MIRIAM BREIDENSTEIN, President  
Orchard Beach Community Group

ATTESTED TO: Orchard Beach Community Group, the party responsible for the

Arnold Bekken  
Arnold Bekken, Vice President

Sandy Molzan  
Sandy Molzan, Secretary-Treasurer

Floyd Roll  
Floyd Roll, Trustee

ATTESTED TO:

Kinda McCallum  
Kinda McCallum, Vice-President

Miriam Breidenstein  
Miriam Breidenstein, Trustee

Toodie Thompson  
Toodie Thompson, Secretary-Treasurer

Pearl P. Johnson  
Pearl Johnson, President  
Orchard Beach Community Group

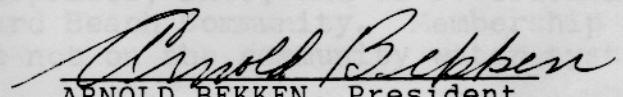
AMENDMENT TO THE BY-LAWS OF  
ORCHARD BEACH COMMUNITY GROUP

FEES ARTICLE VII, By-Laws of the Orchard Beach Community Group, Inc., entitled FEES are amended to read as follows:

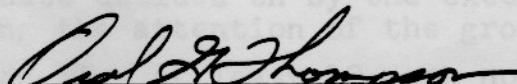
In addition to the initial assessment, (Access fee, \$200 plus initial cost, \$60), an annual water fee of \$75.00 per tract which is using water from the community well system, shall be due as of October 1st of each year. A "late charge" of \$ 5.00 per month shall be added each month to unpaid accounts after November 1st of each year.

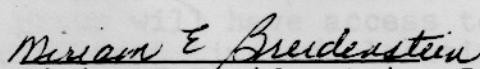
RATIFIED this 1st day of July, 1989

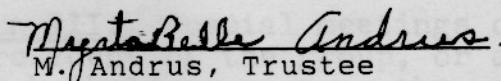
Minutes of July 13, 1991 - Annual water fee raised to \$85.00 per year, which amount may be paid in 2 /two installments of \$ 42.50. "Late charges" remain the same.

  
ARNOLD BEKKEN, President  
Orchard Beach Community Group

ATTESTED TO

  
Oral Thompson, Vice-President

  
Miriam E Breidenstein, Secretary-Treasurer

  
M. Andrus, Trustee