

Grounds Committee (GC)
January 5, 2021
Meeting Minutes

CALL TO ORDER: Stan Cummings, Chairperson, called the Zoom meeting to order at 9 AM

ATTENDANCE: Stan Cummings, Keith Larson, Scott Rovanpera, Frances Loubere, Leslie Weertman; Board Representative: Gary Obermeyer; Guests: Don Vollmer, Michael Machette, Jean Erreca

MINUTES: Minutes of the December 1, 2020 meeting were approved.

REPORTS: General Manager

- The tree assessment for BMAC report was performed by Peninsula Environmental group has been completed. This report, titled “Arborist Report and Habitat Management Plan” will be submitted to the board for approval for submission to the county
- Storm drains are being cleared to accommodate the excessive rains. Property owners are being reminded to keep their property culverts clear.
- The Jefferson County PUD work on Baycliff Drive is scheduled another week to line the ditches with culverts.

Board Representative

- There was another review and revision of the Pet regulations. Also a concern was voiced to the board regarding the erosion and degradation to the beach spit property over the past 30 years as use has increased. There are posted signs prohibiting pets and people from entering the lagoon or protected areas but this is still reported to occur.

OLD BUSINESS: Active Cases

- Lot 236 on Belvedere with the downed tree is resolved

Other old business

- Michael Machette presented his proposal to install a Little Lending Library (LLL) box at the Pinecrest mailbox kiosk. This LLL was built by the wood working group and the box contents will be monitored by volunteers. The site and installation had been reviewed and approved by the GM.
 - Motion to approve installation of one LLL at the proposed location. Approval for any additional LLL’s should be directed to the BOD. APPROVED

- The Pedestrian Safety Committee was an ad hoc committee formed by the KPOA board earlier in the year that was then unable to meet due to the pandemic. But because of ongoing concerns regarding speeding on Kala Point Drive, this committee will be resurrected and Jean Erreca has volunteered to lead this effort. There is the ability to measure the speed of vehicles and a letter was sent by Stan to a company recently regarding their speeding. This was an example of what could be done by this new ad hoc committee.
 - Move to encourage the Ad hoc Pedestrian Safety Committee in its mission. Recommend the committee initially focus on service/vender vehicles and investigate use of the phone app found by K. Gale. Request that the ad hoc committee keep the GC informed. APPROVED
- The Kala Natives volunteer group continues to work on the lagoon trail removing non-native blackberry canes. There will be an educational article submitted for February publication to help owners also identify this invasive species. L. Weertman has contacted and is visiting with the Kala Point Condo association managers and the Kala Village manager regarding trees with ivy invasion. They agreed to have this remediated by their respective maintenance crews. However, the five trees with heavy ivy growth off the Bluff condo property are actually located on KPOA common property (was shown a property stake there) so the GM crew will be doing that work. The Bluff trail may be next for the Kala Natives for invasive species removal.
- The GC will begin the review of the 4-page Grounds Maintenance Plan for Common Ground or APP II-9, pages 24-27 at the next meeting. Any changes to this plan are usually submitted after GC approval by the GM to the KPOA board in September. This would then allow any budget items to be included such as new wood play chips for the beach playground. This document was last revised in 2015.
- Scott discussed the extensive revisions to the Pet Regulations necessitated following the meetings with Geoff Genter, Scott Rovanpera, and the county animal control officer. Changes made to the document were presented and discussed including a reworded sign proposal for posting at the beach off leash area. This will be voted on at the next GC meeting. It is important that 9-1-1 be called if there is an attack and those involved wait for the officer to arrive. KPOA is under the Jefferson County Sheriff Office authority using an animal control officer or whomever is on duty, they are the ones who enforce these regulations.

NEW BUSINESS:

New Cases

- 14 Compton Place
 - The owners asked for tree removal approval from the Tree Committee, the TC said no formal approval was needed because the trees were non-native and planted by prior owners. There have been multiple complaints now regarding the aesthetics of the incompletely removed trees. There is also a requirement to remove dead trees cited in GC APP VIII-2.
 - The owners will be contacted to get more information regarding their plan for the trees.

Reports from Zone Observers

- Zones 1-5 no concerns
- Zone 6 and 11 no report
- Zones 7-10 had two emergency signs which need replacement, one in a tree and another not reflective. It was also clarified that because of the pandemic KPOA is allowing RV storage in driveways but not yard trailers or boats.
- Zones 12-15 no concerns
- Zones 16-19 had one missing emergency sign
- Stan repeated the GC guidelines for monitoring which include the option of soliciting another GC member if the situation is unclear, or to get assistance in making the determination. However, the complete absence of a sign is an example which would not require a second opinion.

ADJOURNMENT: With no further business, the meeting adjourned at 10:22 AM

RECORDED BY: Leslie Weertman