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Skagit County Novel Coronavirus Outbreak (COVID19) Information

If you are an at-risk individual who is on quarantine or isolation, and you find yourself in need of assistance with getting/picking up supplies or food, or knowing where to call to get such resources delivered to you, call the Skagit County Resource Assistance Line at:

360-416-1892 between 10 a.m. & 2 p.m. daily

You can find more local information on the Skagit County Department of Health website:

<https://www.skagitcounty.net/Departments/HealthDiseases/coronavirus.htm>



Don't forget to visit the La Conner Chamber of Commerce website for updates on how to support our local businesses in these unprecedented times. Now more

than ever, they need your help and support. For retail and services, you can buy gift cards now and use them later, and shop through their on-line stores. Help these businesses make it through this crisis. And why not get your holiday shopping done now?! Who doesn't love a gift card as a gift?! They also have a list, updated regularly, to easily see which restaurants offer takeout and curbside delivery.

Their website is at: <https://lovelaconner.com/>

Shelter Bay Office Closures

In-Service Tuesday December 1st
Christmas Eve & Day - December 24th & 25th

Office remains closed to the public

*Members may visit the Office **by appointment only**, and will be required to wear a mask, sign in, and take their temperature as required by the Shelter Bay COVID-19 Preparedness Plan.*

~ Thank you for your patience ~

In Loving Memory



Jack T. Hubbard
October 15th

Anita Hilde Lang
November 22nd

Curtis McCauley
September 23rd

Wesley Nelson
October 21st
Former Member



Support Your Local Businesses

SHOP LA CONNER
<http://shoplaconner.com/>

PRESIDENT'S MESSAGE



Lease: As you know, this past April I sent a letter to Swinomish Chairman Steve Edwards relaying that the Shelter Bay Board of Directors does not believe it to be in the best interest of either our Community or the Swinomish Tribal Community to pursue the Master

Lease renewal as proposed by the Tribe in 2014. The Shelter Bay Board met with the Swinomish Senate on August 12th for a first of its kind meet and greet via Zoom. With a second meeting pending, the Shelter Bay Board put its efforts to developing a new Master Lease proposal to present at that meeting. Due to scheduling difficulties for that second meeting, on November 13th the Board forwarded our proposal in video format to each Senate member.

Our spokesperson and Treasurer Louise Kari performed the video presentation of our proposal. As promised at the November Board Meeting, a summary of that proposal has also been rolled out to the Shelter Bay

members. This should be considered the beginning of a work in progress.

Negotiation with the Tribal Senate still lies ahead. Securing a new long-term Master Lease remains the Board's number one priority. We will keep you posted as we proceed.

Rainbow Park: As we appraised everyone in last month Newsletter, mistakes were made at Rainbow Park. The Swinomish Tribe has placed a stop work order on any further work at the park. We have since been communicating with Tribe and have prepared and presented a proposed layout and replanting plan for their review. Our desire is to execute the plan as soon as practicable. Rainbow Park is located in an ideal spot in the shadow of Rainbow bridge along the Swinomish Channel's edge. However, over time the park had become a depreciated asset, actually dilapidated asset. The park will be built back to better serve the Community, I guarantee it. It will be something that we can all enjoy and take pride in.

Wishing Everyone a Happy & Healthy Holiday Season.

Disaster Supplies

In the event of a major disaster (fire, earthquake, windstorm, etc.), Shelter Bay may well be isolated from the rest of the world, and besides the lack power, water, and cellular communication, there may be few, if any, first responders coming to help. Fortunately, there are a number of volunteers in our neighborhood who have taken CERT (Community Emergency Response Team) classes to prepare to fill in when needed. We also have several Ham Radio operators who can provide needed communication to the Incident Command Center and the Unified Command of the Shelter Bay Community and the Swinomish Tribe.

All this sounds good, but the ability of the Community Emergency Response Team is limited without the necessary supplies and equipment to do the job. For instance, they need to have a Command Post and an Emergency Medical Center to care for injured residents. These require tents, generators, heaters, lights, cots, medical supplies and ham radios and a number of other items too numerous to list here. Fortunately, the Shelter Bay Board included about \$52,000 in the capital budget that was approved for the acquisition of the necessary equipment as recommended by the CERT Logistics Team. Much time and effort has gone into the research for the selection of equipment and supplies in order to get the best value at the best price. Also, we are extremely happy to announce that Alaska Marine Lines (AML), part of Lynden, Inc., has agreed to donate a 40-foot insulated container that will be transported to the Shelter Bay Storage Lot where equipment and supplies can be kept at the ready. AML's generosity is greatly appreciated!

Once the storage container is in place, the Logistics Team will purchase the needed equipment and supplies and begin training CERTs in the setting up of the tents and utilization of the emergency equipment. All this takes time, and more CERT trained volunteers are needed. So, when the pandemic has passed, volunteers will again be recruited to join our Community Emergency Response Team. Training takes place one weekday evening a week for six weeks, and this is followed by a Saturday disaster training drill with moulage victims to create a sense of reality. All who have completed the course come away with a sense that they now know how to prepare their family for a disaster and what they can do to help others.

Remember, when disaster strikes, we will be on our own, and individual residents will need to have enough supplies, food, and medication to last at least two weeks. If you have not participated in a "Map Your Neighborhood" meeting, we urge you to do so, and consider signing up for the CERT training when it is offered again. You will be glad you did!

Shelter Bay Safety Committee



FACILITIES REPORT
October 16, 2020 - November 13, 2020

FACILITIES AND EQUIPMENT

- Performed 9 underground utilities locates.
- Performed mowing operations on community golf course and greens (4X).
- Applied fungicide treatment to golf course greens.
- Winterized community drinking fountains.
- Performed mowing operations to community common areas (1X)
- Cleared roadways and drainage ditches of fallen tree limbs and greenbelt debris after high winds from second season storm.
- Perform annual maintenance and operational on plows and road sander.
- Cleaned rain gutters at the clubhouse and maintenance buildings.
- Responded to trouble calls at storage lot spaces #198 and #192 (no power at service outlet). Checked both GFI outlets (#192 tripped) and main circuit breakers (#198 tripped). Reset both and performed load checks on both circuits which were uneventful.
NOTE: During this time of the year we respond to many similar trouble-calls. Storage lot patrons should be aware the power receptacles are GFI rated at 20 amps as well as circuit breaker protected to 20 amps. Example, under the best conditions (using proper rated extension cords and pigtail adapters) and you are running a heater rated at 1500 watts of power you are all-ready using 3/4 of you load limit and any additional power draw can easily trip the circuit protection. Power up wisely.
- Assisted community manager on installation of isolation barrier within office spaces.
- After many months of searching the department has located a replacement truck for the old Toyota pick-up truck. 2012 Chevrolet Canyon with only 34k miles and very clean. Being the Toyota was a 1998 with 248k miles and problems mounting, I think a retirement was due.

WATER SYSTEM

- Bi-monthly water sampling conducted IAW Department of Health (DOH) regulations.
- Submitted required monthly operation and monitoring documentation to DOH.
- Completed water meter readings for all 900 Shelter Bay Community, Shelter Bay Company and Marina service connections.
During water meter readings technicians found meter box for lot #97 full of water. Further investigation found meter tail gasket had failed. During repairs meters for lots #96 and #97 were re-installed on meter setter assemblies in keeping with current installation practices.
- Responded to trouble call from lot #854 (evidence of water meter leaking). Technicians investigation found a leaking meter tail coupling. During repairs meters for lots #854 and #855 were re-installed on meter setter assemblies in keeping with current installation practices.
- Installed new service connection for lot #592.
- Performed a second round of water system flow test with Gray/Osborn engineers. Data collected will be used for system modeling and system fire flow evaluation.
Responded to trouble call for lot #334 (Standpipe damaged by vehicle). After evaluating damage to the standpipe, connected piping, and system flushing requirements the standpipe was removed from service.

WASTEWATER TREATMENT PLANT AND SYSTEM (WWTP)

- Submitted required daily/monthly operation and monitoring documentation to EPA.
- Weekly and monthly PM was conducted on treatment plant and sewage lift stations. Performed 8 liquid bio-solid haul-outs to La Conner wastewater treatment facility.
- Inspected initial sewer service connection for lot #592.
- Clean fat/grease from sewage lift stations.
- Clean sewage waste pit at WWTP.
- Submitted annual WWTP laboratory operating permit renewal request to Washington State Department of Ecology.

Continued on page 4

PROJECTS

- Tree stump removal on golf course and community common grounds (weather permitting).
- Power raking and re-seeding Rainbow Park grounds (weather permitting).
- Perform winter maintenance on all service vehicles.
- Install isolation barrier within WWTP laboratory to conform with Washington State COVID19 operating guidelines.
- Install additional ventilation WWTP laboratory to conform Washington State COVID19 operating guidelines.

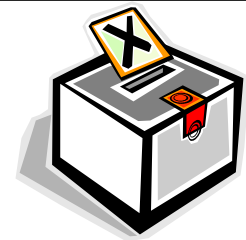
SUMMARY

Second storm of the season past through knocking down couple of more trees and blowing a lot of debris around (comparable to last storm). Good news, still no real damage to report. It should continue to serve as a good reminder that we all should check our emergency kits, supplies and emergency plans for winter weather. COVID-19 cases are on the rise again in Washington and across the country so...Please "MASK UP", "Social Distance", "Be Safe", and continue to help others when able.

Respectfully,
Robert B. Connolly
Maintenance Department Supervisor



DEADLINE FOR THE FILING OF BALLOT ISSUES FOR THE MAY 15, 2021 ANNUAL ELECTION



Deadline for the Filing of Ballot Issues:

Please be advised that any ballot issues proposed for consideration at the May 15, 2021 Annual Membership Meeting and Election must be received by Debbie Byrd, the Board's Executive Secretary by **5:00 p.m., Thursday, January 29, 2020.** These include proposed amendments to the Articles of Incorporation, By-Laws, or the Protective Covenants which may be proposed by Members or the Community Committees.

Changes in the Protective Covenants by Member Petition:

Per Article VI, Section 7, amendments to the Protective Covenants may be proposed by a petition signed by fifty (50) or more Members in good standing. The proposed language contained in the petition does not require Board approval, however, it will be forwarded to legal counsel for review to ensure its legality prior to being placed on the ballot.

Thank you,
Garry Cline
Board Secretary Pro-Tem

Manager's Corner - David Franklin

Water Main Break and Other Water Related Issues -

The day before Thanksgiving the Maintenance Department responded to a trouble call of water bubbling up out of the ground on Swinomish Drive. Excavating the location, they found a full radial crack in a 6" concrete/asbestos main located underneath a driveway culvert. The break was repaired that day, but 17 homes were without water for most of the day and all were under a Boil Water Advisory through Thanksgiving weekend awaiting laboratory results. This incident highlights several issues with Shelter Bay's Water System:



- **System Condition** - Shelter Bay's water system is 50 years old and is showing signs of its age. We are currently in the middle of an engineering study to determine the useful life of the system and we hope to have results in the next few months. Water systems are expensive and are the main driver of Capital Improvement budgets and assessments. Knowing how much longer the system will remain reliable is an important planning factor for the organization.
- **Member Improvements in Right of Ways** - Members should revisit the Covenants to familiarize themselves with the responsibilities of Shelter Bay and individual Members when utility work is required or done in the road easements. Member improvements including culverts, concrete, and asphalt can be removed by Shelter Bay, but the area will only be returned to the condition prior to Member improvements and not fully restored.
- **Boil Water Advisory** - When repairs are made to the water system, many can be done without system pressure falling below 20 psi, but occasionally the water must be turned off completely. When this happens, the internal water pressure in the pipe is not sufficient to ensure that contaminants in the ground where pipes are buried do not enter the water system. In such instances, Shelter Bay is required by the Washington Department of Health to issue a Boil Water Advisory. Basically Members should boil water they would ingest, such as for drinking or brushing your teeth, until laboratory results are returned which is usually within 24hrs, but sometimes can take longer. For detailed Boil Water Advisory information, please visit our website at: https://app.pilera.com/file_library/3447/sasemameq-3447-632917.pdf
- **Water Shut Off Valves** - Every year we remind Members that they should check their homes for water shut off valves. Many homes in Shelter Bay were built without a shut off valve in the home on the Member's side of the meter. Shelter Bay highly recommends that each home have shut off valves. The shut off valves located at the meter and in the street are not for Member access and should never be activated by Members. If water service needs to be turned off to a residence and shut off valves are not located on the Member side of the meter, Maintenance will need to be contacted and a service charge will be placed on the Member's account to turn the water off and to turn the water back on again.

Marina Dumpsters - Members have been repeatedly reminded through this publication and conspicuously posted signage that **the Marina Garbage Dumpsters are for Marina Tenant's boat generated refuse only**. Shelter Bay residents disposing of household refuse in or around the dumpsters is against Community Rules and Regulations. Members will be fined \$100 plus the cost of removal or disposal of the items. This rule will be strictly enforced. In contrast, the **Cardboard Dumpster** located by the Marina Restrooms is for all Community Members. Please be courteous and flatten boxes when disposing to allow for more room for your fellow Members recycling needs.

To all of you and those you hold dear, I wish you a very Merry Christmas, and a Safe and Happy New Year!



Special Meeting of November 10-12, 2020

- 1) Conducted interviews of 5 very well-qualified Director candidates and appointed Mr. Colin Walker to the Board of Directors to fill Ralph Roper’s vacated seat.

Regular Meeting of November 18, 2020

- 1) Issued the Oath of Office and seated newly-appointed Director Colin Walker on the Board.
- 2) Approved supporting a Greenbelt/Lot Committee proposed amendment of the Protective Covenants, Article V, Section 2, Unkempt Lots to include the need for removal of dead or dying trees and to refer the language to the Rules Committee for review prior to inclusion as a Ballot Issue for the Annual Membership Meeting.
- 3) Approved supporting a Greenbelt/Lot Committee proposed amendment of the Protective Covenants, Article IV, Section 5, Trees, Shrubbery and Plantings to add definitions and clarify responsibility for View Restorations and View Creations and to refer the language to the Rules Committee for review prior to inclusion as a Ballot Issue for the Annual Membership Meeting.
- 4) Delegated the approving authority for the Condo Association’s placement of reflective street lighting along their driveway to Manager Franklin.
- 5) Approved award of a contract for Greenbelt Firewise fuel reduction work to Precision Tree Service at \$39,928.
- 6) Authorized the purchase of a 2012 Chevy Colorado Pick-Up from Rallye Auto at \$14,839 as a replacement vehicle for the Maintenance Department’s 1998 Toyota Tacoma.
- 7) Amended the FY 2020-2021 Capital Improvement Projects Budget and authorized the purchase of a 90 hp Suzuki outboard motor from Master Marine at \$13,674 to replace the Harbor Boat’s failed motor.
- 8) Canceled the December Board Meeting.



Regular Meeting of November 18, 2020

Approved the rollout of a summary of Shelter Bay’s Master Lease Proposal as presented to the Swinomish Tribal Senate to the Shelter Bay Community membership.

Chimney Fires

Nothing like the pleasure of a wood fire in your fireplace or stove – warm and comforting now that the Dark and Dreary Days are here.

Sigh.

Seems like every pleasure has a down side, and wood fires are no different. Fireplaces and some stoves don’t burn wood efficiently. Unburned carbon and other combustion products go up the flue and are deposited higher up where surfaces are cooler. This tarry residue is called **creosote** and will burn again if the chimney temperature is high enough. You hear cracking and popping sounds from the chimney. Flames shoot out of the chimney, sounding like a jet engine. Smoke is high-velocity, grey and acrid-smelling. You have a chimney fire!

Chimney fires are dangerous because elevated temperatures can crack masonry and mortar. Flames from the cracks impinge on structural wood in the attic, and the chimney fire becomes a house fire.

If you detect a chimney fire then call 911 and get everyone out of the house!

Fighting chimney fires is tricky. Large quantities of water poured down the chimney will cool the masonry too fast and crack it. Fire department procedures may include putting small amounts of water on the fire in the stove or fireplace, reducing heat input and sending steam up the flue to smother the fire. The fire may also be attacked from the roof by dropping a hose down the flue. The hose has a special nozzle which sprays a fine high-pressure water mist which cools and extinguishes the fire without cracking the masonry. Firefighters will check the attic for fire extension.

The best way to avoid chimney fires is to have the chimney cleaned at regular intervals. If you use your wood-burning stove or fireplace frequently then the suggested minimum is at least once per year. The person cleaning the chimney can tell you about the amount of creosote buildup and can suggest the right interval for cleaning.



SHELTER BAY HAPPENINGS

SHELTER BAY BOOK CLUB

The Shelter Bay Book Club is back and it's Book List for 2020-2021 is complete! The meetings will be by ZOOM, and generally on the first Monday of the month at 1:30 pm. All Shelter Bay residents are invited to participate. You are welcome to come and go as your availability and interest dictate. Please contact Mary Newby at maryknewby@wavecable.com with any questions and to be put on the email list.

When: Monday, December 7th, 1:30 pm

Book: "How to Be an Antiracist"

By Ibram X. Kendi

Discussion Leader: Lynn Karns

When: Monday, January 4th, 1:30 pm

Book: "Island of Sea Women"

By Lisa See

Discussion Leader: Tiffany Blake

You can donate non-perishable food items by dropping them off in the box on the porch located at the Masonic Lodge at 3rd & Benton Street in La Conner, WA.

Or

You can go to their website to make a direct donation or mail your donation to La Conner Sunrise Food Bank, PO Box 922, La Conner, WA 98257. You can find more info at: <https://www.laconnerfoodbank.com>



Drive-through curbside distribution hours:
Monday from 2:30pm to 5:00pm at the Masonic Lodge located at 3rd & Benton Street in La Conner



How to Host
Zoom Meetings
Thursday, Dec. 10th
4:00-5:30pm



NOTE: This class will be held online via Zoom. Registrants will be sent the link via email to join the class.

Learn how to host Zoom meeting as a tool to stay connected to family, friends and others during this epidemic of Covid19. The basic features of hosting a Zoom meeting will be explained, including the Zoom app settings prior to setting up a meeting, all in a friendly, no pressure, fun Zoom meeting with the staff of Communiversity.

This is a free class for all Shelter Bay Residents as well as all Swinomish Tribal Members.

Registration is REQUIRED.

Registration closes Wednesday, Dec. 9th –
NOON

Register at:

<https://shelterbaycommwa.pilera.com/page/shelterbaycommuniversity>

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Click on the video that says "live service".

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How much can I sell my Shelter Bay home for? View all the homes listed for sale in Shelter Bay at www.shelterbaylaconner.com According to the National Association of Realtors 96% of all Buyers begin their home search on the internet. The Tim Good Team provides a strong internet presence including the best marketing program, aerial photography, and professional graphics required to produce the results you want. Your listing will be a featured listing on Zillow.com, placed on the MLS (multiple listing service), Trulia, Realtor.com, Redfin, and syndicated to thousands of top rated real estate web pages. Buyers searching the internet will click more than twice on your featured home because we use the latest technology to compel them to take a closer look at your home. As Shelter Bay residents Tim and Mo know the unique requirements of Shelter Bay to close the sale of your home. Call Tim at 360-708-3828 or email at timgood777@gmail.com or call Mo at 360-441-9719 managing brokers RSVP Real Estate.





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Soroptimist International of La Conner is a non-profit community service organization dedicated to improving the lives of women and girls in our community. We are a 501(c)(3) organization. All shoppers help provide needed services for our community.



December 2020

Sun Mon Tue Wed Thu Fri Sat

		1 Office Closed ~In-Service~ 9:00 Architectural Compliance 3:00 Rules	2 3:00 Finance	3 9:00 Facilities	4	5
6	7 1:00 Safety	8 3:00 Harbor	9	10 9:00 Greenbelt/Lot	11	12
13	14	15 9:00 Architectural Compliance	16 2:00 CANCELED Board Meeting	17 1:30 Communica- tions	18	19
20	21	22	23	24 Office Closed Christmas Eve	25  Office Closed Christmas Day	26
27	28	29	30	31		

All Board and Committee meetings are being held by Teleconference. Look for information on attending meetings by teleconference on the meeting Agenda posted at the Website. Shelter Bay residents are encouraged to attend. Please visit the Calendar page @ www.shelterbay.net for updates.



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Laurie Wishkoski, Colin Walker

Executive Secretary - Debbie Byrd

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Rules: Judy Bennett

Harbor: Bruce Romero

Communications: Don Newby

Facilities: TBD

Finance: Louise Kari

Safety: TBD

Social & Recreation: TBD