



FILING FOR BOARD MEMBER CANDIDACY

May 15, 2021 – Annual Membership Meeting/Election

Board Member Candidacy Deadline:

Three (3) three-year positions on the Board of Directors will be elected at the May 15, 2021 Annual Membership Meeting/Election to fill the three expiring terms held by Tom Napier, Don Newby, and Laurie Wishkoski.

Members wishing to file should complete the Board Candidate Application Form which is available at the Forms Page on the Website at <https://shelterbaycommwa.pilera.com/> or by calling the Office to request one. Anyone wishing to become a Board candidate must be a Member in good standing in the Community.

Board candidates must file by no later than:

Friday, March 19, 2021 at 5 p.m.

All interested Members are encouraged to file.

Garry Cline, Board Secretary



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Shelter Bay Office Closures

Closed Monday, March 1
~In-Service Day~

*A staff member is always present in the Office during business hours, however we are closed to the general 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 ~

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>

In Loving Memory



John Bruns
February 22, 2021

Rhoda Frajola
February 9, 2021

Berndt Oberg
February 13, 2021



**NOTICE OF MEETINGS
FOR THE FISCAL YEAR 2021-2022 BUDGET**



Community members are asked to become familiar with the proposed FY 2021-2022 Operating and Capital Improvement Projects Budget. The proposed draft Budget at the Members Only section of the Website beginning March 22. Your input during the development of the Budget is welcome and encouraged.

CALENDAR OF UPCOMING MEETINGS	
1:00 p.m. – Tuesday, March 23	FINANCE COMMITTEE AND BOARD OF DIRECTORS JOINT BUDGET DEVELOPMENT MEETING
1:00 p.m. – Thursday, March 25	FINANCE COMMITTEE AND BOARD OF DIRECTORS JOINT BUDGET DEVELOPMENT MEETING
1:00 p.m. – Tuesday, March 30	FINANCE COMMITTEE AND BOARD OF DIRECTORS JOINT BUDGET DEVELOPMENT MEETING <i>(if needed)</i>
5:00 p.m. – Wednesday, April 7	TOWN MEETING – Review Draft Budget and introduce the Annual Meeting/Election Ballot Issues
2:00 p.m. – Wednesday, April 14	BOARD MEETING – Public Comment period and Board of Director approval of the proposed Budget
10:00 a.m. – Saturday, May 15	ANNUAL MEMBERSHIP MEETING – Members vote to ratify or reject the Board approved FY 2021-2022 Budget

All Meetings will be held online via Zoom – Sign-In Information will be provided at the website.

COMMUNITY MEMBERS ARE WELCOME AND ENCOURAGED TO ATTEND

Thank you,

Garry Cline, Board Secretary

BILLING INFORMATION TO REVIEW

March is the start of the budget cycle for Shelter Bay, and will be the basis for the charges on your bills for July 21 through June 22. So now is a good time to take a look at your monthly statements and review.

The first 3 lines (or 4 on even months) are your charges for water: base rate, state and tribal taxes and, on alternate months, usage. Next three lines are your sewer charges: base rate, and state and tribal taxes. You approve the rates every year.

Next comes the Monthly Assessment. This is an amount that you approve every year and covers the cost of operating the Shelter Bay Community. It covers everything required to keep the Community running. The upward pressure on this item is a constant.

Next up is the Capital Assessment. This is an amount that is budgeted to maintain the capital reserves. The actual projects undertaken in any year can be more or less than the annual levy. Both the projects scheduled and the monthly assessment are approved by the Members every year.

The final line items are related to the Master Lease: the supplemental rent assessment and a monthly fee to cover the cost of administering the Master Lease.

I encourage you to be engaged in the process in March. By the time the Members vote on the budget later in the year, it is almost impossible to make changes.

Louise Kari
Treasurer



Mark Hartwick, our Shelter Bay Harbormaster, was out after the big snow storm, checking on the Marina and enjoying the new snowfall. A couple of other favorites for Mark is pepperoni & mushroom pizza, and being a new 1st time grandfather! Thank you, Mark, for all your help, and congratulations on becoming a grandpa!

PRESIDENT'S MESSAGE



When the Snow Fell: Unlike our neighbors in Texas, when the cold weather and snow hit Shelter Bay over Presidents' Day weekend, things kept right on rolling along. Vickie and I have lived in Shelter Bay for 16 years now and this is the most snowfall we have ever seen here. Some areas were measured at 16 inches. It was most certainly beautiful, but it could have caused real problems. Fortunately our Manager, David Franklin, and maintenance staff, specifically Supervisor Bob Connolly and Technician Robert Vandevanter, came through for us. They plowed our roads and kept all systems up and running. In Shelter Bay our roadways are privately owned so we maintain them ourselves. They left similar conditions at their own homes to keep us safe under adverse conditions. Thanks guys. It was much appreciated.

What Do You Think About Slowing Down? You will get an opportunity to answer that question this coming May when the Community will vote on that question. What the Board has proposed for your consideration is reducing our speed limits on all roadways to 20 mph, except Shelter Bay Drive which would be kept at 25 mph. Why propose such speed limits? For safety. Our roadways are narrow with limited walkways and an

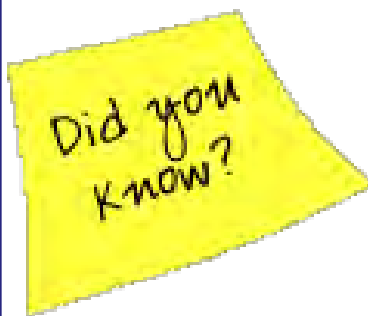
abundance of foliage limiting visibility. This forces lots of folks to walk on the roadways. A few years ago, the Community was asked to vote on the question of reducing speeds and the proposal was turned down by a narrow margin, but we will be asking again in the interest of safety. Think about it. The choice will be yours.

Master Lease: We are continuing to pursue a new Master Lease with the Swinomish Tribe. On Tuesday March 2nd, discussions about Shelter Bay and its future will take place before the Swinomish Tribal Senate. This is a part of our continuing effort to come to terms relative to a new Master Lease with the Swinomish Tribe. We will keep you posted as to the outcome.

We Have a New Eagle Scout in our Community: Recently Sammy Davidson became the first female Eagle Scout in Skagit County. We are proud of you. A couple of years ago I was a Scout but did not quite make it to the level of Eagle Scout. My grandson was able to achieve that height and I was proud of him because that is a real accomplishment requiring lots of work and dedication. So, congratulations Sammy Davidson for your great achievement!

Tom Napier

President Shelter Bay



...**"Do you know the boundaries of your lot?** - Knowing the boundaries of your leased or fee simple lot is essential information when adding, altering, or removing anything on your lot, especially if you are applying for a Shelter Bay Certificate of Compliance or a Tribal Permit.

For years Members have been requesting that Shelter Bay provide them with their lot lines with many insisting that it is Shelter Bay's responsibility. An inquiry with the Community's legal counsel confirmed the fact that **Members are responsible for identifying their lot lines** and ensuring that any work performed on their lot is done within that boundary.

In response for the need for clarification on this issue, the Board of Directors codified this Member responsibility into the Shelter Bay Rules and Regulations, Part I, as follows:

Members have possessory interest of their lot and are responsible for knowing and being able to verify the property lot lines. If the member cannot determine their lot lines, the member is responsible for having the lot professionally surveyed. The Community's responsibility is to provide the original survey plat maps and the lot's legal description."

Manager's Corner - David Franklin

Members are Responsible for Their Culverts - With one of the wettest Januarys on record followed by additional storms in February, Shelter Bay's drainage system has been put to the test. Over the past few years, Shelter Bay has spent over \$100,000 on drainage system improvements throughout the Community, which has greatly improved the overall function of the system. With a few exceptions, the remaining issues with the storm water drainage system are isolated to Member improvements in the ditches such as culverts or river rock. If there is a culvert in the road right of way that allows you to access your lot, that culvert belongs to you, the Member. Shelter Bay did not install culverts when the lots were developed, this was the responsibility of the original sublessee or fee simple Member. If the culvert is undersized or failing (rotten, collapsed, disjointed), it is the Member's responsibility to replace it at their own cost subject to the Community's approval process. If you have a culvert that is failing, or other improvements that impede the overall function of the drainage system, you may receive communication from the Architectural Compliance Committee or Compliance Officer to take corrective action. In many cases, the same would apply to ornamental river rock. Rock can displace volume in the ditch that would otherwise be filled with water when it rains. Rock also makes it nearly impossible to slope and maintain a ditch with a standard clean-out bucket. Please inspect your ditches and culverts for these conditions and take corrective action where necessary.

Sublease Housekeeping - Anyone in Shelter Bay leasing their lot has a contract with Shelter Bay Company called an Assignment of Sublease. This sublease specifically assigns the rights, privileges, and possessory interest of the lot to the stated individuals on the sublease until 2044. The office is seeing more and more cases where ownership changes have occurred through death, divorce, converting to a trust, or by quit claim, but Shelter Bay has not been notified to properly reflect these changes on a new sublease. This can create issues especially when it comes time to sell the property. People want sales to happen quickly and without hassles, but by not having made changes in the Assignment of the Sublease, Members are setting themselves up for a very frustrating experience in the future. Please check your Assignment of Sublease to make sure it reflects the current vesting of the property. If not, you may want to contact the office to request a new Assignment of Sublease. This process costs \$50 payable to Shelter Bay Company for document preparation, and may require legal documentation such as death certificates, letters testamentary, trust documents, or quit claim deeds. Once the new Assignment of Sublease is completed the Member will need to record the document at the Skagit County Auditor's Office. Please contact Dorothy at the office at dmickleburgh@shelterbay.net if you have any questions.

How to make Sense of the Dollars and Cents: Budgets for 2021-2022 - The Finance Committee and Manager have begun work on developing the budgets for next year. Through the years, we have made great efforts to encourage the Members to become more involved in the budget process by holding a series of Finance/Board Workshops. Despite our best efforts Member interest in the process has consistently been limited to only a handful of owners. Please consider attending one or all of the scheduled meetings in the comfort of your own home by joining us on Zoom. Look for dates and times listed in the newsletter. Prior to the meetings, an invitation will be sent out to the email address you have listed at the office. If you cannot attend, please send correspondence regarding your budget thoughts to the business office or to my email at dfranklin@shelterbay.net.

Member Financial Information - The office often receives requests from family members of Shelter Bay residents to provide financial account information most often to help elderly members pay their bills. To better protect Member privacy, the Board has passed a resolution requiring that Shelter Bay Members provide prior written authorization to the office naming the specific individuals to whom the member will allow account information to be released.



Regular Meeting of February 17, 2021

- 1) Approved the Manager entering into a contract with Pacific Security to perform a daily patrol of Shelter Bay and to lock the gate at Martha’s Beach as scheduled in the Rules and Regulations.
- 2) Approved the placement of a Protective Covenant amendment as a Ballot Issue for the May 15, 2021 Annual Membership Meeting/Election for Unkempt Lots to ensure lots are properly cared for by the member.
- 3) Approved the placement of an Advisory Vote seeking member sentiment on reducing the speed limit in Shelter Bay to 20 mph on all roads except for Shelter Bay Drive.
- 4) Adopted Resolution 21-02 revising Rules and Regulations, Part II – Administrative, Chapter 90, Records Management, to allow for the release of member information to non-members when such permission has been granted in writing.
- 5) Adopted Resolution 21-03 allocating FY 2019-2020 net operating income to the Capital Reserve Fund and setting Capital and Operating Reserve Fund balances for the fiscal year ending June 30, 2020.
- 6) Approved asking the Swinomish Tribal Senate to extend their code restrictions governing dogs to Shelter Bay for enforcement purposes.
- 7) Adopted Resolutions of Commendation for Manager Franklin, Maintenance Supervisor Connolly, and Maintenance Crew Member Vandeventer for their response to the snow storm that dropped 12” to 14” of snow in 24 hours over the Presidents Day weekend.
- 8) Approved the formation of a Task Force to propose the governing document amendments needed to implement the recommendations of the Harbor Committee’s Dredging Task Force as they relate to limited common use areas.
- 9) Accepted Linda Shipley’s resignation from the Greenbelt/Lot Committee.
- 10) Appointed Nancy Shimeall as an Alternate Member and changed Cathy Markham to a Regular Member of the Greenbelt/Lot Committee.

Martha’s Beach Closing Hours

October 1st to March 31st the Beach closes at 7pm

April 1st to September 30st the Beach closes at 10pm



Trees damaged from snow weight around the Shelter Bay Golf Course



Large tree down on garage and home, and the crane work needed to remove it

Are You Prepared?

January brought a windstorm to Shelter Bay that took out power for up to 40 hours. Some Members lost heat, the ability to cook, and had food spoilage. There are things you can review to be more prepared for a future event like this. First, prepare your home. Next, get to know a neighbor or two.

Map Your Neighborhood is a program working for some in our Community, but you can do this on your own by gathering information about what you and your neighbors need and have in an emergency. Lastly, this month, we have provided you with a Checklist of Disaster Emergency Supplies. Other handy items are butane burners or other alternative cooking methods, and LED lights that charge themselves.

For more information, you can contact Carolyn Caporgno, co-chair Community Emergency Response Team (CERT) Advisory Committee, at glencaporgno@frontier.com

Checklist of Disaster Emergency Supplies

Emergency Survival Kit

Store one of these at home, at work, and at each child's school or daycare facility.

- Dry or canned food, and drinking water for 3 days, for each person
- First Aid supplies and first aid book
- Copies of important documents such as birth certificates, licenses, insurance, etc.
- "Special Needs" items for family members such as infant formula, eye glasses, etc.
- A change of clothing
- Sleeping bag or blanket
- Battery powered radio or television
- Flashlight and extra batteries
- Waterproof matches
- Toys, books, puzzles, games
- Extra house and car keys
- List of contact names and phone numbers

Additional items you can store at home for use during an emergency

- Barbeque, camp stove, chafing dish
- Fuel for cooking such as charcoal or propane for camp stove
- Plastic eating utensils, paper plates and cups
- Heavy-duty aluminum foil

Sanitation supplies

- Large plastic trash bags for trash and water protection, and large trash can(s)
- Bar soap and liquid detergent, shampoo, toothpaste and toothbrushes, and toilet paper
- Household bleach with no additives
- Newspaper to wrap garbage and waste

Comfort

- Sturdy shoes
- Gloves for clearing debris
- Tent

Tools

- Axe, shovel, broom
- Crescent wrench for turning off gas/propane
- Screwdrivers, pliers, hammer
- Coil of one-half inch rope
- Plastic tape and sheeting
- Knife or razor blades
- Garden hose for siphoning and fire fighting

SHELTER BAY HAPPENINGS



Designing a Four Season Hummingbird Garden

Tuesday, March 2, 4 p.m.

As we are all looking forward to spring and the return of Rufous Hummingbirds to the Pacific Northwest, the Skagit Audubon Society will present a program about hummingbirds and how to attract them to your garden. Remembering that most Anna's Hummingbirds stay here year-around, the second half of the program will cover designing a garden for all seasons. We will go into detail about which plants provide food for hummingbirds throughout the year.

This is a free class for all Shelter Bay Residents as well as all Swinomish Tribal Members. Registration is REQUIRED. **Registration closes Monday, March. 1 – NOON**

<https://forms.gle/CGuZV9E6FujkcwRx6>

WHY COMMUNIVERSITY???

Shelter Bay Community Member, Jim Barrett, was a guest speaker at a Communications Committee meeting in January 2019 (you can see Jim's full bio on page 8). He generously shared his experience about the Anacortes Senior College with the Committee, along with introducing prospective, later confirmed, Committee Member, Carolyn Caporgno. It was approved to create the Communiversity Task Force and include it in the Communications Committee budget. Tammi Loucks took the lead, and the Mission Statement was created, "Shelter Bay Communiversity provides life-long learning opportunities for residents in the Shelter Bay Community, including members of the Swinomish Tribe." Jim Barrett was the first Communiversity class presenter in September 2019, discussing First People Into North America. After 12 very successful classes, COVID-19 hit and Communiversity took leave to regroup and find ZOOM presenters for classes. Although the presentation format has changed, the mission remains the same. There will be more classes in the new format so keep an eye on the newsletter and website for announcements. Thank you Jim, Carolyn, Tammi and all who helped make Communiversity happen!

If you are interested in presenting or have class ideas, the Committee would love to hear from you. You can contact Jim Barrett at jim@barrettmarine.com or Carolyn Caporgno at glencaporgno@frontier.com

Meet Shelter Bay Member & Volunteer Communiiversity Program Lead: Jim Barrett



Jim and Linda Barrett came to Shelter Bay 16 years ago from the greater Seattle area after Jim's 32 year career at the University of Washington. In 1968 he graduated from Western Washington University with a Bachelor's Degree in visual technology. After brief employment at Boeing, he went to the UW as a dental photographer. While employed at the UW he obtained a Master's Degree in Higher Education, and then a Doctorate Degree (Ed.D.) in Business and Higher Education. Jim's work interest has always been in communications technology, working within the UW Health Science Schools and Health Sciences Administration. He retired from the UW in 2001 as Director of the Dept. of Health Sciences Center for Educational Resources, and as an affiliate professor in the Dept. of Medical Education. Prior to arriving in Shelter Bay, Jim formed a private "telemedicine" business to provide services to rural hospitals. Subsequently he retired again in 2003 to become a yacht charter captain, an area where he still instructs new boat owners. Jim now also teaches at the Anacortes Senior College and within the Shelter Bay Communiiversity program where he is currently the program's lead. He is a Past Commodore of the Shelter Bay Yacht Club, has served on the Communications Committee and is now a member of the Harbor Committee. Thank you Jim for your generous contributions of your valuable time and skills to Shelter Bay!

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, March 1, 1:30 p.m.
Book: "Book Woman of Troublesome Creek"
By: Michele Richardson

When: Monday, April 5, 1:30 p.m.
Book: "Caste; The Origins of Our Discontents"
By: Isabel Wilkerson

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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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March 2021

Sun Mon Tue Wed Thu Fri Sat

	<i>1</i> 1:00 Safety	<i>2</i> 9:00 Architectural Compliance	<i>3</i>	<i>4</i> 9:00 Facilities	<i>5</i>	<i>6</i>
<i>7</i>	<i>8</i>	<i>9</i> 3:00 Harbor	<i>10</i>	<i>11</i> 9:00 GLOT	<i>12</i>	<i>13</i>
<i>14</i> 	<i>15</i>	<i>16</i> 9:00 Architectural Compliance	<i>17</i> 2:00 Board Meeting HAPPY <i>St. Patrick's Day</i>	<i>18</i> 1:30 Communications	<i>19</i>	<i>20</i>
<i>21</i>	<i>22</i>	<i>23</i> 1:00 1st Budget Work Session	<i>24</i>	<i>25</i> 9:00 GLOT 1:00 2nd Budget Work Session	<i>26</i>	<i>27</i>
<i>28</i>	<i>29</i>	<i>30</i> 1:00 3rd Budget Work Session <i>(if needed)</i>	<i>31</i>			

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. Members must log-in. Shelter Bay residents are encouraged to attend.
Please visit the Calendar page at www.shelterbay.net for updates.



shelter bay community, inc.

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shelter bay community, inc.
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Hours: 8 a.m. to 5 p.m. Monday - Friday
Staff available by phone, email or by appointment

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