

bbwilbur@frontier.com

From: "Elsa Palmer" <suzyalmer1@me.com>
Date: Friday, January 11, 2013 10:38 AM
To: "Bob Wilbur" <bbwilbur@broadstripe.net>
Cc: "Dustin Frederick" <dustin@local519.org>; "Gwyn Staton" <gwynstaton1@msn.com>
Subject: Re: What ever got done re the construction financing?

I totally agree on the idea of rehashing out to Klasell, Alex, Susie and Carol.

Suzy

Sent from my iPad

Suzy Palmer

195 Perry Dr.

Coupsville, WA 98239

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On Jan 9, 2013, at 6:15 PM, Bob Wilbur <bbwilbur@broadstripe.net> wrote:

Dustin, regrets, not that the fighting has died down, which it seems to have for the moment, but rather that it has been displaced by foot-dragging or exhaustion or apathy (not sure which, or maybe all three). By the way, I think there has been no appointment of a chair to the Pool Comm that I am aware of and that should have been done at meeting #1 but only 4 members were there.

Anyway, Gwyn, sorry to hear about your mother and wish you both the best. In Gwyn's absence thru Jan, we probably should meet asap if we are to try to pull such together. From the pool committee and LR Planning, Dustin/Gwyn, any suggestions? Mine would be Klasell and Alex Greco (not on a committee but lots of knowledge), and maybe Susie Petersen and Carol Del (if up to it?). Hopefully could include Gwyn by phone.

Next question is when. I am pretty much open to any time.

bob

From: [Dustin Frederick](#)
Sent: Wednesday, January 09, 2013 3:42 PM
To: [Gwyn Staton](#) ; [Bob Wilbur](#) ; [Elsa Palmer](#)
Subject: RE: What ever got done re the construction financing?

Bob--I think that is a good idea. We did quite a bit of work on the pool equipment last year and we could open this summer if there is the will on the part of the board.

I suspect that the board may respond that it is unsafe to open and cite the new bylaw changes as authority to take that position. We'll see.

It is so frustrating wasting valuable time and energy fighting rather than pulling together.

From: Gwyn Staton [mailto:gwynstaton1@msn.com]
Sent: Tuesday, January 08, 2013 11:31 PM
To: Bob Wilbur; Dustin Frederick; Elsa Palmer
Subject: RE: What ever got done re the construction financing?

PLEASE. IVE BEEN ASKING CATHIE FOR A MEETING NO ANSWER. I ASKED HER TO CONTACT ED TO GET THE OTHER BIDDER. NO RESPONSE BUT ED DID NOT RESPOND TO ME ABOUT THIS. SENT HER ALL MY EMAIL FILES TODAY. ROB AT AQUALINE RESPONDED WITHIN MINUTES TO MY QUESTION IF HIS BID WAS STILL GOOD AND HE SAID YES. I REALLY THINK HE'S OUR GUY BECAUSE HE IS SO WILLING AND SO HELPFUL AND CAME UP WITH ALTERNATIVES. HE'S VERY RESPONSIVE.

BACK EAST FOR A FEW WEEKS MY MOM IS IN HOSPITAL AND MAY NEVER GET OUT SO I AM GONE TILL FEB 1 NOW
HOLD DOWN THE FORT!!

Gwyn Staton
7506 34th Ave NW
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From: bbwilbur@broadstripe.net
To: gwynstaton1@msn.com; dustin@local519.org; suzypalmer1@me.com
Subject: Re: What ever got done re the construction financing?
Date: Tue, 8 Jan 2013 16:52:36 -0800

I'm not impressed by any sense of urgency from the pool comm chair. Dustin, anything going on in LR planning? Absent movement on the pool, I was thinking of suggesting we get a little group together to develop a proposal to offer to both those committees for consideration that would enable the pool to open this year. Thoughts?
bob

From: [Gwyn Staton](#)
Sent: Tuesday, January 08, 2013 1:43 PM
To: dustin@local519.org ; [Bob Wilbur](#) ; [Elsa Palmer](#)
Subject: What ever got done re the construction financing?

Gwyn Staton
7506 34th Ave NW
Seattle, Wa. 98117
206-784-6044

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From: karen shaak [<mailto:karenschaak@gmail.com>]
Sent: Wednesday, September 19, 2012 12:53 PM
 Dustin

From: karen shaak [<mailto:karenschaak@gmail.com>]
Sent: Tuesday, September 18, 2012 6:31 PM
To: Dustin Frederick
Cc: Carol Delahanty; Dan Jones (dan_serv@hotmail.com); Jean Salls; Maria Chamberlain; rapeetz@gmail.com
Subject: Re: FW: Copy of your private message to Dan'l JONES re: Pool/shelter upgrades

Here is my suggestion:

How many times have you wished you could swim in a wonderful pool and have access to a fabulous facility? You can have one right in your backyard.

The ACBC pool facility ~~is at the end of its useful life.~~ It needs refurbishment. The pool has been inspected and reviewed by several pool companies and the clear consensus is that it needs major repairs. Those repairs can all be accomplished at one time or over several years as financing allows. Either way the pool will need to be closed for some period of time and financing will need to be secured through a combination of annual dues increase, donations and assessments. The estimated repair costs for the pool and pool building are as follows:

Pool---between 200K and 250K

Pool building---between 100k and 125K

You can swim in a newly renovated pool to improve your health, maintain your fitness or as a great social outlet. All it will take is a vote to refurbish the pool. This is an opportunity to improve the marketability of your property investment in Admiral's Cove.

- A refurbished pool will ensure access to an up-to-date facility for another 50 years
- Updating the facility will gain compliance with state and local requirements
- ACBC wouldn't be the same without it's neighborhood pool

M Many members and their families love to swim; the reward of refurbishing the pool will be worth the effort. If we band together we can reap the rewards of a new pool facility. and enhance the desirability of your property for personal use, rental or future sale.

The option is yours!

___ Yes, I agree and want to refurbish the pool. By voting yes, I understand that it will require an assessment and a financing plan which will be sent out to members for final approval in the next few months. ~~an assessment of about \$1,000 will occur.~~ And, an increase in dues will occur in 2014 to the amount of ~~\$275~~ \$225 annual. It is likely that the total assessment for these repairs will be between \$300 and \$500 per lot, either as a one-time assessment or spread over 12-24 month period. The amount of the assessment will be reduced by the dues savings we can apply to this project and the donations we can raise.

___ No, I don't want to refurbish and would rather have it removed. By voting no, I understand that an assessment of about \$129 will occur.

On Tue, Sep 18, 2012 at 12:05 PM, Dustin Frederick <dustin@local519.org> wrote:
All---re my comments to Dan's posting on ND-----has any Board member suggested a ballot wording for the pool issue? I have not seen one.

I might be helpful to get something firm out for discussion and final approval.

Thank you for all the work you are putting into this issue.

Dustin

-----Original Message-----

From: Nextdoor Admiral's Cove Beach Club [mailto:nextdoor@nextdoor.com]
Sent: Tuesday, September 18, 2012 11:54 AM
To: Dustin Frederick
Subject: Copy of your private message to Dan'I JONES re: Pool/shelter upgrades

Hi Dustin,

You just sent the following message to Dan'I JONES:

Subject: "Pool/shelter upgrades"

"Hi Dan----thanks for the very complete summary of pool issues. I agree with 90% of what you had to say except that I do not believe we have fully incorporated the input from the community meetings into our upcoming ballot proposal.

I also believe it is time to act but I don't believe the board has all the answers and/or accurate information to disseminate anything other than "estiamtes" of the repairs---or a range of repairs.

therefore I think it is critical that the ballot not include "estiamtes" rather it should focus on weather or not the community wants the board to take steps to preserve the existing amenities.

If so---then we would move forward with a ballot on funding options and amounts.

Since there has not been an open Board discussion on the format for the proposed ballot, i really don't know at this point what direction we are heading.

One last point---at the conclusion of your summary you emphasize the need for more involment through the committee process. I absolutely agree and that is why I suggested that we form an ad hoc ommittee to summarize the recent community input re the pool and take the next thirty-sixty days to provide their conclusions to the Board before we go out with any final figures on costs.

If we have teh meetings and then ignore the input then it becomes window dressing for appearance sake and the ballot decision is left to only the majority of the current board, which is a recipe for controversy.

the wording of the ballot is very critical and the more inclusive we are in terms of community input to that wording--the more democratic our process.

In conclusion---I don't think an additional thirty -sixty days to fully incorporate the community input is stalling. I think it is due diligence.

Dustin

"

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This message was intended for dustin@local519.org.
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