**Waverly Marina Association**

**Board of Directors Meeting**

**September 19, 2024, 5:00 pm Waverly Marina Office**

The meeting was called to order at 5:26 pm by President Dave Soots

**Present:** Dave Soots,Dan Tekorius, Corey Hill and Robert Peterson

Absent: David Seulean and HM Dominic Bender

WMA Board meeting minutes for August 22, 2024, were approved via email.

**Old Business:**

New Board Members

* Rob Peterson introduced himself. Rob is a dentist and an avid boater. He has been on numerous boards. He would be happy to work as the WMA Treasure. We welcome Rob to the board. David Seulean was absent.

Roof Replacement Proposals

* Dave and Don met with Ralph Schultz of Fred Shearer & Sons to discuss his proposal for the roof replacement. Ralph’s company built the Portland fire boathouse and dock on the Willamette River across from Riverplace Marina. Insurance requires the rebuild to be “like kind”. Metal framing vs wood framing was discussed and whether insurance would consider metal framing “like kind”. Discussion ensued. Don will follow up with the other contractors WMA is pursuing to submit roof replacement proposals.

Dredging Report

* WMA’s DSL dredging permit expires July 28, 2026. Andrew Jeskey met with Dave and Don via a conference call. The moorage was last dredged in July/August 2015. According to Andrew’s survey, approximately 11,000 cubic yards of material will need to be removed. It is approximately $15.00/cubic yard ($165,000) for removal with a $40,000 mobilization expense. The total for the dredging work would be approximately $205,000. There are three (3) additional permits required in addition to the DSL permit, DEQ ($7,000 - $9,000), Corp of Engineer permit and City of Portland Permit. It will take approximately one (1) year to acquire all the proper permits. The permits will be good for 10 years. To extend the DSL permit for another 5 years would be approximately $4,000. Andrews costs for his work would be about $20,000. The sentiment sampling that is required would run about $30,000. To ensure the required permits and correct sampling would run a total of approximately $70,000 - $75,000. Discussion ensued on how to pay for the dredging.

Under Ground Storage Tank (UST)

* In the absence of Dominic, Rob volunteered to work on getting bids for the replacement of the two (2) UST’s. Both the gas and diesel tanks are 3000-gallon tanks.

**New Business:**

 No new business was discussed.

**Harbor Master Report:**

**Updates on repairs and projects**

Broken water pipes repair

* Happy’s Plumbing repaired the Waverly Marina’s shower valve and a water pipe at slip 157 on 8/1/2024 for a total of $283.29.

Update on Fuel Cardlock:

* Oregon State Fire Marshal’s Cardlock License Renewal was completed on 9/6/2024 and the WMA cardlock fuel dispenser facility is in compliance.

Underground Storage Tank (UST) inspection by DEQ

* Dylan Eckert of DEQ inspected the Waverly UST system on 6/11/2024. A fine was assessed by DEQ for failure to submit line testing for the year 2023. The fine and annual fees totaled $1150.00.
* The fine and annual fees were paid and the DEQ inspection is closed as of 9/3/2024.

Oregon Clean Marina Program

* Glenn Dolphin, Environmental Programs Coordinator is reviewing the marina for compliance and re-certification as a clean marina. The remaining issue is that the marina must establish an 80% compliance rate with good stickers on boats at the marina. Discussion ensued. What is the benefit for WMA? Will have HM research.

Dock Repairs

* Dock F whaler repair was completed by Malcolm in September.
* Dock C whaler repair was completed by Malcolm in September.
* Dock E whaler repair was completed by Malcolm in September.
* Welding of Dock A, B, D, and E hardware and hoops were completed on 9/11/2024 by Dustin Crawford for total of $ $2,065.00

Slip sales completed:

* #139 Kit Ryan, for $45k, to Andrew Wolverton on 9/1/2024.

Slip sales pending:

* #149 Morisette for $65k to Troy Fowler. The slip encumbrance was corrected/removed and the sale’s completion is pending the issuance of the slip leasehold certificate.

Waverly Garage

* The top-level parking and stairwell renovations were completed in the first half of September.

The next board meeting will be October 17, 2024 at 5:00pm.

**Adjourned:** Meeting adjourned at 6:45pm.

Respectively submitted, Corey Hill, Secretary