**Waverly Marina Association**

**Board of Directors Meeting**

**January 16, 2025, 5:00 pm Waverly Marina Office**

The meeting was called to order at 5:00 pm by President Dave Soots

**Present:** Dave Soots,Dan Tekorius, Corey Hill, HM Dominic Bender, Sue Weir Bookkeeper (BK),

 Robert Peterson and David Seulean joined via phone

WMA Board meeting minutes for November 14, 2024, were approved via email.

**Old Business:**

Under Ground Storage Tank (UST) Bid Review

* Reviewed 3 bids
* 1) Tank Tech – relines inside of tank $152,870 ($20,000 is mobilization from the Midwest) Excavation costs are not included
* 2) AGT Peak/Mascott $239,210
* 3) UST Peak/Mascott $214,072
* Discussion ensued. Dan will reach out to Jubitz with some questions about contractors.

Roof Bids Update

* Roof replacement bids and costs were discussed.
* The insurance surveyor will need to receive approvals.
* Discussion ensued about materials to be used and how much dock “free board” was necessary.
* Insurance requires the roofs to be rebuilt as “like kind”.

Dredging Update

* WMA is moving forward with Andrew Jansky. He is working on obtaining permits. The board voted in favor of adopting Andrew’s disposal location and methodology “option A”. “Renew the DSL permit with the existing project description, methods (floating suction dredge) and disposal location (sidecast, flow lane), updating only the details and volume. Then, renew the COE permit with the same description.”
* Dave will contact Andrew to proceed with “Option A”.

**New Business:**

 Financial Statement and Budget

* Sue (BK) discussed our current financial position
* There is approximately $2.5 million available from Insurance to spend on rebuilding the roofs (Insurance breaks the amount insured per walkway)
* The Dredging account has $267,421. The marina dredging and permits will cost an estimated $280,000
* Rob will work on a P & L balance sheet with BK for the next meeting
* A HOA increase was discussed and tabled until the next board meeting

**Harbor Master Report:**

Updates on repairs and projects

Oregon State Marine Board annual boat report (exhibit D of lease #9972-ML regarding boat registration sticker renewals):

* The annual boat report was submitted directly to the OSMB by email.
* The report was re-directed to Glenn Dolphin, Environmental Programs Coordinator for the Clean Marina & Aquatic Invasive Species Program. The program

requires a minimum of an 80% compliance rate on current registration stickers on boats while moored at the marina.

* Harbormaster continues to pursue boat owners that are out of compliance with their registration stickers.

Fire Extinguishers re-certification:

* Portland Fire Extinguishers Co. completed the re-certification of all fire extinguishers in January 2025.

Storage lockers and garage: more space was cleared of clutter in the garage.

Update on Fuel Cardlock:

* The fuel dispenser system continues working as it was designed to do.
* The 2024 Annual Hazardous Substance Report was submitted to the Oregon State Fire Marshal on 1/12/2025.

Update on Fuel Tank (UST) replacement bids:

* NWTLI declined to bid for relining existing UST. Representative **Brad** recommends pursuing alternatives to satisfy the insurance company instead of tearing up the existing tanks if no problems are present in them.
* UST discussion recorded under Old Business

Dock Repairs:

* Gap repair on the main dock was done near slip D-58. Docks are being monitored for maintenance issues.

Parking garage: - The parking garage continues to be decluttered.

2nd floor office space:

* The tenant vacated the 2nd floor office on December 31, 2024, and the space is ready for showing.

Slip sales completed - None

The next board meeting will be February 27, 2025 at 1:00pm.

**Adjourned:** Meeting adjourned at 6:35pm.

Respectively submitted, Corey Hill, Secretary