

**Blue Ribbon Farm Property Owners Association Annual Meeting  
Saturday, February 2, 2008**

Annual meeting called to order by Chairperson Deb Everts at 1:00pm followed by an introduction/roll call of the board members present: Connie Engval-Vice chair, Dave Woodcock – Pilot Committee, Stan Prothero-Secretary, Gary Henriksen-member and Dave Holtz-member. Treasurer: Gary Williams absent.

Annual proof of meeting notice confirmed without dissent. A motion was made by Mickey Sexton and seconded by Jack Holt and carried.

Proxies tallied with Quorum (42 minimum owners present and/or proxies) met and verified by Secretary Stan Prothero.

The Board made a declaration to not read the 2007 annual meeting minutes unless there was a majority of members present voting in favor of reading the minutes (copies of these minutes were made available for review). The majority agreed to not have the minutes read. A motion was made by Mickey Sexton to approve the minutes and the motion was seconded and carried. Mr. Susong did request that the Board create an annual report summarizing issues dealt with by the Board throughout the year and made available to the membership. The Board will take this request under consideration.

*OLD BUSINESS*

Chairperson Report

The Board conducted (4) meetings this year and dealt with some runway use issues, revamped and streamlined the 2008 budget, and completed a parcel by parcel comparison of Association owners to get records up to date. Deb commended the board for the work they did this year as the second year having a full board.

Pilot-Airport Committee Report

Report given by Dave Woodcock as Pilot Committee chairperson. The committee meeting held last spring resulted in a vote to complete the needed irrigation system on the south side of the runway but did not get the amount of water needed along with having several pump failures. As soon as the pond fills up the work will begin. There are also more aircraft using the runway resulting in a need to roll the runway and taxiways this coming spring. Dave thanked Jim Cone for donating a new windsock and windsock frame. Dave also noted the Board's recommendation that guest airstrip use by non Association guests must come with the aircraft owner's proof of liability and insurance (copies to be given to the Association Secretary). Several in attendance present raised issues regarding use of the airstrip that occurred this past year and a discussion ensued relating to the type and frequency of guest airstrip usage. The Board also agreed to further discuss hangar rent issues and houseguest vs invited guest use of the airstrip as they relate to insurance issues.

Dave also raised the issue of runway safety and an incident of a person walking across the runway during a final approach to landing. Anyone crossing the runway needs to look carefully and listen!

There will be a pilots committee meeting spring 2008 and Dave asked for the email addresses of anyone interested in participating.

#### Treasurer Report

Deb Everts gave a Treasurer's report on behalf of Gary Williams using the 2007 actuals noted at the time the 2008 proposed budget was produced and mailed. There are still new ownership changes and dues owing figures to rectify. As of 11-17-07 the Association had \$10,700 in "Association" assets (volunteer contributions accounted for separately by the Treasurer). The Association ended 2007 with an estimated \$7916 in income and \$6914 of expenses leaving estimated net revenue targeted for reserves of \$1000.

#### *NEW BUSINESS*

##### Proposed 2007 Budget Vote

Stan Prothero reviewed the budget by line item. A member asked for elaboration on the expenditure of attorney fees with an explanation given on the issue at the east end of the runway. No objections were raised so proposed budget accepted as published. A motion to approve the 2008 budget made by Mike Cahoon, seconded, and approved by majority. There was a request, however, to have a voluntary contribution report submitted with any future budget documents. And there was a suggestion to look into different internet companies for web and domain name hosting as less expensive alternatives.

##### Election of new board members:

Deb Everts and Dave Woodcock's terms expired leaving two vacancies. David Kruth was nominated by proxy but not present to be eligible to accept the nomination. Nominations from the floor were solicited. 100% of those in attendance voted to approve the 2 nominations of Dave Woodcock and Deb Everts for a new term of 3 years each.

##### Dungeness County Park:

Dave Holtz spoke to the County's proposed master plan for the park. Dave asked for approval for the Association to send a letter supporting the proposed plan along with the item within the master plan of ending hunting at the end of 2010. A member also solicited signatures on a petition to end hunting within the park as well. Numerous members in attendance offered comments about the use of the park and hunting issues. Several in attendance were uncomfortable with the proposed letter as written with some suggesting that if the letter is sent at all it gets limited to the issue of hunting only. A motion was made to vote on the approval of the letter as originally proposed and seconded. A vote was held on the motion which did not pass. A new motion was made on a correction to the letter limiting the subject to the issue of hunting. The motion was seconded, voted on and approved by an overwhelming majority when calculating the actual number of lots owned by those in favor or against. The Association will send the letter as modified.

### Greywolf Aircourt

Deb clarified that Greywolf Air Court is not common property owned by the Association and is private property. The easement is for common use only as a 'taxiway easement.' Those property owners abutting the easement have requested via the Board that all pedestrians refrain from using this private property. There was also discussion about desired access across the airstrip in order to cross the airstrip but in order to accomplish this, a property owner next to the easement would have to come forward to grant access to pedestrians. Unfortunately, such common access was never designed into the plat.

### Additional Issues:

Jack Holt suggested people keep their keyless car keys at the nightstand in order to activate the car alarm during any form of emergency.

Mr. Susong brought up an issue regarding someone driving the length of the runway in November 2007. Perhaps more signage regarding the existence of the runway will help. And he's concerned with observed speeding on private roads. Enforcement on a private road is up to the private property owner but if the offender is an Association member, the Board can send a letter to that member only if the Board receives an explicit complaint.

Mr. Susong also noted an increase of takeoffs to the East and was concerned about the potential noise. Dave Woodcock noted that it is safer to takeoff to the East due to an ability to ditch into vacant land on a takeoff emergency. Prevailing winds are out of the West the majority of the time and hence most takeoffs are indeed to the West. Mr. Susong would also like the Board to consistently mow the parking or ramp area at the East end of the runway. The Board or the Pilot's committee will market that mowing is done by volunteer efforts with the hope more people volunteer to help with the mowing.

Mr. Susong also attended the Irrigation District meeting to appeal yet again to ensure they send enough water to the North end of the ditch. Mr. Susong appealed to the Board to take some action on this issue through perhaps a letter from the Board or asking a representative from the District Company to attend a Board meeting.

These minutes will be posted on the website.

Meeting adjourned at 3:15 pm.

Stan Prothero  
Secretary