



Cole Point Association Board Meeting

Agenda & Minutes

May 19, 2024

Attendance: Lora Davis, Mike Carver, Cindy Akana, Chuck Granoski, Kekoa Anderson

Location: Board room at Carver's

Meeting called to order: 5:25 PM

Riviera Annexation Process

From the CPA member position response form, we received 50 responses from 50 lot/homeowners. 49 were positive for joining the Riviera; one vote was against.

ACTION ITEM: Lora will send an update to CPA members.

ACTION ITEM: Cindy will call the 11 lot/homeowners that did not respond to get their position documented. No responses from undeveloped lots # 1,2,19,21,22,27,28,29 and home lots #47, 50, 60. Other non-responders: Lots #62, 63,64 and 65.

ACTION ITEM: Cindy will find out how many CPA members own Riviera lots.

ACTION ITEM: Chuck will draft the petition for signatures by Friday, May 24.

ACTION ITEM: Mike will check on the exchange of water rights between CPA and the Riviera.

ACTION ITEM: Lora will find out more about the Island-wide water process brought up at the special meeting of CPA members.

ACTION ITEM: Lora will hold a meeting for CPA volunteers to strategize getting Riviera signatures. Meeting will be held on Saturday, May 25 at 2:00 PM at Cindy Akana's home.

Well #1 Inspection and Lining

Camera inspection shows a hole in Well #1 9' below ground level and 11' below the top of the pipe. This well lining process was approved by Pierce County and WA State. We are working with Todd Krauss, owner of Northwest Water Systems, on this project.

MOTION: Motion was made to approve the lining process of well #1 and the costs of \$20,000 to do this process. **Motion passed unanimously.**

1. Loan Updates (Mike)
 - a. US Rural Development says we need an environmental study and report before we put the infrastructure in place. Current cost for environmental study is \$52,000 (Gray & Osborne, Inc.)

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Road Maintenance

Motion: Motion made to hire someone to fill in the holes at the entrance of Cole Point Drive at Lake Josephine Way with concrete ASAP for the price of \$250/day for 1-2 days.

Motion passed.

ACTION ITEM: Kekoa will meet with Oscar on Monday, May 20, 2024 along with Chuck and Mike to discuss the completion and time frame for this project.

The board will wait until the July board meeting to discuss hiring someone to fix the potholes in the road by busting them up with a jackhammer and filling them with $\frac{5}{8}$ minus rock.

Generator Status

The electrical connections for the well-house generator are partially installed.

ACTION ITEM: Cindy will call Shawn, 360-951-3732, the electrician, to see when he will complete the wiring and installation of the well house generator. She will also set up a time with him to test it when it is complete.

Well-house Roof

The well house roof needs to be rid of moss.

MOTION: Hire someone (Juan & Carlos) for around \$200 to rid the well house roof of moss.

Motion passed.

ACTION ITEM: Mike will contact Juan & Carlos to rid the well house roof of moss.

Water Infrastructure

It doesn't look possible that CPA can get a USDA loan at this time so the board is looking at ways to put in the pipe infrastructure without the loan.

ACTION ITEM: Mike will contact Chad to schedule a meeting with the CPA board to discuss some options.

NEXT meeting: June 2024, Date TBA

Adjourned Meeting: 6:58 PM