

April 5, 2025

Greetings Members,

Here are some important items relating to our SAPOA Community this Spring:

**Mussel Beach Road (MBR) opened April 1st. There is erosion damage at the top of the boat ramp, so inspect the area carefully before launching your boat. As always, proceed at your own risk.**

Tom Powell, SAPOA Vice President, is working with the County regarding guidelines for making approved boat ramp repairs. SAPOA is responsible for keeping the ramp maintained pursuant to our State land lease. We are also anticipating expenses as we deal with Mussel Beach drainage and grading issues. Recommendations will be shared with the SAPOA community when available.

**To cover SAPOA community costs, SAPOA dues need an increase to \$100.00 annually.** This requires a SAPOA membership vote to put into place beginning September 1, 2025 (the start of SAPOA's fiscal year). This increase is unavoidable with the rising costs of insurance and communications to membership (for elections and other mailings, including postage). Under SAPOA By-Laws 2.1.3, each member is obligated to keep SAPOA apprised of their current mailing and email address. When SAPOA pays professionals to provide services such as printed mailers, it costs all of us more money. Please help us be financially efficient and communicate by email to everyone. If you haven't shared your email address, please contact the board with your information. And, if you know a neighbor doesn't have access to a computer, share a copy of emails you receive and let us know so we may work together to insure everyone receives communications.

**All of our plat covenants state that SAPOA neighborhoods are designated as "residential".** There are some "short term rental/less than 30 days" properties operating here. The State park and the Tribe's development plans can make our community a vulnerable target for this type of commercial use. Therefore, SAPOA needs to be proactive and add specific clarification to each of our plat's covenants in order to prevent short term rentals and the potential reduction of our property values as a result. SAPOA may not continue as a volunteer property owners organization should the Board of Directors be called to monitor these properties. Instead, SAPOA may evolve into something else, as no one wants their volunteer service to be exploited for another's financial gains. It is hard enough to find people to volunteer their time and attention in any capacity, including oversight that your neighboring board members currently provide.

Each plat requires a volunteer owner to be architectural representative (AR). Some plats currently do not have an AR. The SAPOA Board can help with the simple process to establish a plat's AR so they may coordinate this covenant update. The opportunity to address this issue is diminishing and will expire if not acted on. This has happened in other neighborhoods throughout Washington State and beyond. Once a community becomes "commercial" in this manner it is impossible to revert back to "residential" status. You, as a SAPOA property owner, are the **only ones** that can address the required covenant clarification, to insure the continuing "residential" status of our community. SAPOA will assist your efforts. Please consider and discuss this with your neighbors at your earliest opportunity.

**No public dumping along Diamond Point Road or other community property.** There is no dumping of donations or other free items allowed. It is unsightly and a nuisance. Should you see someone doing so, please inform them nicely that there is no dumping here.

**Our community yard sale is scheduled for May 17, 2025, 8 am–2 pm** Call Debby Gall 360-681-6180 to join. Thank you Debby!

**EMTs Needed.** We love and honor the years of service of our previous EMTs! With two retiring, we need new volunteers. If we don't replace them with new volunteers, response times will be much longer as the Blyn team would have to come. Training is provided.

**Best wishes for a wonderful Spring and Summer!**

**Kathleen Keehn SAPOA President**