

WEST GALVESTON ISLAND PROPERTY OWNER'S ASSOCIATION

MINUTES OF THE BOARD OF DIRECTORS MEETING

January 19, 2008

Jerry Mohn, President, called the Board of Directors meeting for the West Galveston Island POA to order at 9:00 a.m. Directors making up the quorum were, Sidney McClendon - Pirates Beach/Cove, Peggy Zahler - Spanish Grant Beach; Ken Diestler - Spanish Grant Bay; Marty Bilek - Dunes of the West Beach; Clay Lewis - Sportsman Road; Mike McCully - Pointe San Luis; and Ed Nadalin - Terramar Beach; Susan Gonzales - CKM Property Management and Recording Secretary.

In attendance were Tom Lizardo, Chief of Staff for Congressman Ron Paul, Navella Cole - Legislative Aide for Congressman Ron Paul, Brandon Wade - Assistant City Manager of City of Galveston and Director of Public Utilities. Corporate sponsors recognized were Peggy Zahler - Johnson Space Center Federal Credit Union and Andy Elms and Perry Culp - Apollo Environmental.

MINUTES: Minutes of the December 15, 2007 meeting were sent by email and reviewed by the Board. Upon motion duly made by Peggy Zahler and seconded by Marty Bilek, the following resolution was adopted by unanimous vote. **RESOLVED THAT**, the minutes of December meeting were approved as presented.

FINANCIAL REPORT Marty Bilek gave the financial report. Total cash on hand as of December 31, 2007 is \$22,539 and total assets were \$23,649. Upon motion duly made by Clay Stewart and seconded by Sidney McClendon, the following resolution was adopted by unanimous vote. **RESOLVED THAT**, the financial report was approved as presented.

West End Real Estate Statistics

Alice Melott continues to recommend not placing a "For Sales" sign unless you are serious. It is a buyers market and falsely placing a sign will mislead potential buyers. Alice Melott handed out statistics. In 2004 & 2005 the number of days a house was on the market was four (4) months. In 2006 it was three & one-half (3 ½) months. In 2007 the number of days a house was on the market was four & one-half (4 1/2) months. Alice stated we have more listings than buyers. Alice plans to train other realtors on how to deal with the changing market.

Salvation Army - Vic Pierson - the presentation will be rescheduled.

Galveston Windstorm Action Committee (GWAC) - Ottie Zapp

In 2007 over 127,000 new policies worth \$64 Billion were written. Windstorm rates have increased 8.2%. The legislation that did not pass due to efforts of the Galveston Windstorm Action Committee would have doubled the rates. A major storm could cause \$8 - \$10 Billion in loss. The Committee is trying to get legislation passed help with the funding.

Redlining by geographic locations is occurring when insurance companies refuse to carry windstorm insurance in certain geographic areas. GWAC will need financing funding to help fight these issues.

District 14 Happenings for Congressman Ron Paul by Tom Lizardo, Chief of Staff

Tom Lizardo stated that their primary mission is to serve the property owners. There is a local office in

Galveston and they can be reached at 409-766-7013.

In the appropriations period of the year, March 15th is the deadline - issues need to be in before that date. Legislation is out of session. Congressman Ron Paul introduced legislation of the East end Flats coming from Federal hands to local government and organizations.

Tom Lizardo was asked if Congressman Ron Paul would continue to support the Energy Bill. Mr. Lizardo stated he would support CIAP & CEPRA. He future stated they should be permanent programs. Ron Paul was instrumental in helping Jamaica Beach postal service, but is still working on the manner of which the Post Office was closed.

Galveston Bay Foundation (www.galvbay.org) - Bob Stokes - President

The Galveston Bay Foundation since its inception in 1987 has worked toward "Preserving, Protecting and Enhancing the Natural Resources of Galveston Bay. The mission of the Galveston Bay Foundation is to preserve, protect and enhance the natural resources of the Galveston Bay estuarine system and its tributaries for present users and for posterity. To accomplish this mission the Foundation has targeted four goals.

The Galveston Bay is an average of seven (7') feet deep, consists of 660 square miles of water, is located in four (4) counties (Brazoria, Harris, Chambers and Galveston) and has 33,000 square miles of watershed. The Galveston Bay is important because it is the leading bay fishery with the largest Oyster beds in Texas; tourism strengthens local economies, it assimilates man made waste, geographic and transportation advantages and of high recreational value.

Galveston Bay has lost 30-35,000 acres of wetlands over 60 years, mainly from subsidence from water and energy drilling.

The GBF has many educational programs. The GBF sponsor the annual Child County Calendar, Bay Ambassador Program, Rive and Disconnect Guide, Bay Day Celebration (Outdoor Festival) and the Bike around the Bay.

Conservation Program is conservation through enhancement and land holdings. Habitat restoration has occurred as Dickinson Bay & Bayou debris removal project, participation in rivers, lakes and Bays N Bayous TRASH BASH - removing trash from these areas. GBF intervention is to preserve and enhance - taking subsiding marsh areas and restoring the marsh (Pearce Marsh). Includes dredging and building up the elevation of the marsh. The also monitor the progress of the marsh restoration through time.

Benefits of Habitat Restoration

- For fish and wild life, stabilizes eroding shorelines and provides flood protection and improves water quality.
- Snake Island Cove restoration goals to restore sea grasses. Geo-tubes calmed the water enough to cause the growth of sea grasses. Sun Set Cove owner Ross Novelli gave \$250,000 as a match and Tom Bacon, a next door neighbor, gave a similar amount and it took another year to obtain \$350,000 from Federal and State funding and the project has been a success.
- Sportsman road Shoreline Protection - they wee losing 5' - 10' of marsh shoreline through wave action. Here they used Lo-Pro-reef balls or domes method - concrete cup shaped molded object with holes, weighing approximately 150 lbs, - allows for small fish, oyster development, and lower wave action. They placed over 900 Reef balls, each weighing 150 lbs. A Corp. permit and a lease from the GLO is required.

Galveston Bay tides are 12" - 18" between high and low tide. The reef balls are placed 5' -10' from the

shore. The amount of sediment is being measured.

Habitat Restoration Living Shoreline Projects provides protection for the owner's property and creates nature habitat. These projects include Eilers & Hughes Property; O'Donnell Property, Moore Property, and the Alonzo Property (Laffites Cove). These projects are done with the cooperation of the USFWS - apply grant funds to restore and conserve habitat on private lands, cost sharing with the private landowners, goal often to accomplish multiple objectives and a Corp permit is required.

Galveston Bay Foundation goal is to accomplish multiple objectives and do cost sharing with private landowners. All GBF staff has a Marine Biology degree.

Galveston Bay Foundation has a new website: www.galvbay.org

Elections and Annual meeting:

WGIPOA was incorporated in March 1999. The annual meeting is held in February. At this time there are thirteen (13) Directors each have a three (3) year term. Four (4) Directors terms will be expiring in February. The Nominating Committee has recommended that these same Directors be reelected. The Board is asking whether other Associations also want to have a Board position, as the number of Directors can be increased, and if so, please notify Jerry Mohn. Nominations will be taken from the floor at the annual meeting to be held in February. The Board of Directors will elect their Officers.

CEPRA V AND CIAP

The GLO will start the sand project in October 2008. They have enough funds to start at the south jetty. The GLO met last week with dredging companies. Marquette is putting in extra funds and the project will go to 11 Mile Road. We are looking for extra funds so that the project will go to the San Luis Pass.

4B Sales Tax

This is an important issue and it needs to pass next November. The Chamber of Commerce is now in support of the 4B Sales Tax.

Height and Density Study

A meeting is to be held on January 29, 2008 at the Convention Center. Look at the WGIPOA website for updates and information on the Height and Density Study.

West Galveston Bay Marsh Restoration

There will be a meeting mid February.

City of Galveston - Brandon Wade

Brandon Wade stated it was important the property owners realize that the projects for paving at Sea Isle, Terramar, Palm Beach, Sunny Beach, 11 Mile Road and 9 Mile Road are all paid for by the **4B Sales Tax**. Next month the City will start repaving the streets in Terramar.

In addition, sewer projects Bay Harbor, Palm Beach, Sportsman Road, Sunny Beach, and 9 Mile Road will begin this year. Widening of streets will also occur in Palm Beach.

The bridges will be replaced at 10 mile Road and Sportsman Road. Drainage studies are on going for Gulf Palms, Karankawa, and Acapulco Village as well as one for Pirates Beach and Palm Beach.

Brandon Wade stated that a wetland ordinance may be passed by the City of Galveston. A wetland hydrology study is being done by the City of Galveston.

RESOLUTION: Discussion was held concerning the following resolution and the Board asked that other member Associations adopt the same resolution

On this the **19th** day of **January, 2008**, the **West Galveston Island Property Owners Association**, the homeowner association of 37 homeowner and condominium owner associations on **West Galveston Island, Texas**; met in regular session when the following proceedings, among others, were had, to-wit:

Whereas, America's, and specifically, the beaches of **West Galveston Island, Texas**, are home to some of the nation's most precious natural resources. Beyond their intrinsic natural beauty, healthy beaches provide effective storm damage protection, offer residents and visitors unequaled recreational opportunities, and provide unique environmental habitats. Together with coastal wetlands, bird sanctuaries, estuaries, ports, intra-coastal waterways and other resources, our coastal regions are economic engines filled with recreational opportunities and environmental treasures that deserve to be preserved and protected. America's beaches are major tourist destinations for millions of domestic and foreign visitors, providing jobs and business profits which, in turn, produce billions of dollars in tax revenue for the federal government; and

Whereas, the devastation caused by hurricanes and severe weather underscores the need to invest in our nations water resources infrastructure, including shore protection projects; and

Whereas, nearly 60 percent of all Americans live within 50 miles of the Atlantic and Pacific Oceans, the Gulf of Mexico, and the five Great Lakes; and it is imperative the federal government acknowledge its role and responsibility for continued support of our nation's public shores and beaches; and

Whereas, the past half century has demonstrated that beach nourishment works as a means of repairing erosion, storm damage protection and providing recreation while providing at least **\$4 in national economic benefits** for every **\$1 of federal money spent**.

Now, Therefore, Be it Resolved that the **West Galveston Island Property Owners Association, (WGIPOA)** and the **American Shore and Beach Preservation Association, (ASBPA)** call upon federal legislators to help enact the **West Galveston Island Property Owners Associations' 2008 Coastal Federal Legislative Agenda** including the following actions:

ASBPA and the West Galveston Island Property Owners Association support the following Federal Funding Initiatives

- Support the **Sabine Pass to Galveston Bay Shoreline Erosion Feasibility Study to meet project goals and objectives by providing sufficient funding for those purposes and provide increased funding for studies and beach restoration projects throughout the nation** and urges the Administration to include them in its budget recommendations. If the Administration does not recommend adequate funding for these studies and projects, **jointly, the ASBPA and the WGIPOA respectfully reminds Congress that it is essential that priority be given to funding the periodic nourishments** to which Congress has made a statutory commitment. In addition, **ASBPA and the WGIPOA urges Congress to fund new beach nourishment study and construction starts, and permit projects to move seamlessly from study to design to construction**. ASBPA estimates the cost of providing adequate federal funding for all beach restoration projects and studies in FY 2009 to be over \$300 million, which will be matched by over \$175 million from states and localities; and,
- Support **adequate federal funding for shallow draft federal waterways**, including the nation's

Intracoastal Waterway systems. These waterways are an essential part of the national waterways system, whose users provide significant tax revenues to the federal government; and,

- Support **funding for the National Shoreline Technology Demonstration Program (the "Section 227 Program") at no less than \$10 million, and the National Shoreline Management Study at no less than \$1 million.** Equally important is the need to provide at least **\$30 million for the newly-authorized National Regional Sediment Management Program**, including funding for studies that had been partially funded previously by Congress under the former Regional Sediment Management Demonstration Program; and,
- The U.S. Ocean Commission report and the President's Ocean Action Plan highlight the need to assemble and make available to the public coastal and ocean data. ASBPA and the **WGIPOA** urge Congress to **initiate \$1 million in funding for the National Coastal Data Bank.** By appropriating \$1 million, Congress can begin a four-year effort to establish an Internet-based home for existing federal, state, and academic institution data on coastal processes; and,
- **Supports increased funding for FEMA's pre-disaster mitigation program** and urges that agency to recognize the significant damage mitigation benefits derived from nourished beaches by encouraging coastal communities to restore eroded beaches; and,
- Supports the **completion of the 2005 National Survey on Recreation and the Environment** being conducted by NOAA's Coastal and Ocean Resource Economics Division. And fund **\$400,000 in FY 2009** to complete the 2005 Survey and **\$20,000 to allow NOAA to share the collected economic data** with coastal states; and,

ASBPA and the WGIPOA support the following

Federal Policy Initiatives

- Passage of a **Water Resources Development Act (WRDA) in 2008** so that Congress can return to a biennial schedule of this bill that is critical for the nation's water resources infrastructure; and,
- Urges the inclusion in WRDA of language requiring the Corps of Engineers to **give equal weight to the economic benefits of tourism, recreation, boating, and fishing to the region and the nation** in formulating beach nourishment projects; and,
- Urges the **passage of H.R. 68**, which will allow for the Corps of Engineers to recommend to Congress the reauthorization of beach nourishment projects prior to the expiration of their initial 50-year period for federal fiscal involvement.; and,
- Urges the Corps of Engineers to develop guidelines that enable local governments and private homeowner groups to **avoid being penalized for undertaking interim erosion control activities prior to a pending federal beach nourishment project**; and,
- Encourages federal initiatives to develop research in coastal engineering and science; and,
- Supports the development of the **Integrated Ocean Observing System (IOOS)** and urges Congress to pass the **Ocean and Coastal Observation Systems Act (S. 950)**. Enhanced collection and analysis of coastal and ocean data will improve public policy decisions and will also help provide advance warning of hazardous conditions to potentially-affected coastal communities; and,
- Urges Congress to **reauthorize the BEACH Act by passing HR 2537 and S 1506**, and

recommends continued investment in protecting beach water quality provided that it includes additional studies of epidemiology to update or improve our understanding of appropriate pathogen; and,

- Supports a multi-agency approach to assess the economic and environmental impacts of beaches and the beach nourishment process including the belief that the level of risk from coastal storms and sea level rise faced by the nation needs to be addressed by a coherent national policy and a multi-year action plan needs to be developed in order to streamline federal efforts to address these; and
- Urges all levels of government to adopt measures to assure that all members of the public have **access to coastal resources** and to encourage development practices that are consistent with natural hazards and local conditions. **In addition, federal agencies such as FEMA and the Corps of Engineers should reward those communities that have adopted such;** and,

ASBPA and the WGIPOA support these additional

Federal Initiatives

- Supports the creation of a **Water Resources Coalition** to advance federal policies and funding for water resources across the nation. This partnership between leading trade associations, interest groups, corporate interests, and governmental organizations will work with Congress, the Corps of Engineers, and other federal agencies to improve the practices and policies impacting the nation's water resources, and to encourage full federal funding for the nation's water infrastructure; and,
- Supports the **re-establishment of a Senate Coastal Caucus** as well as the **strengthening of the House Coastal Caucus** and the **Congressional Waterways Caucus** and will provide each with day-to-day assistance; and,
- Supports the mission of the re-established **Congressional Hazards Caucus** and will participate in the activities of the Congressional Hazards Caucus Alliance, a working group formed to provide information and support to Caucus members. Additionally urges coordination and cooperation among the various congressional caucuses concerned with coastal and tourism; and,
- Supports the efforts of the Federal Emergency Management Agency to expand property owner participation in the National Flood Insurance Program.

Be it Further Resolved that the **West Galveston Island Property Owners Association** issues this **Resolution** supporting the **ASBPA and the WGIPOA 2008 Coastal Federal Legislative Agenda** and seeks the aid and support of its legislative delegation in the passage of these desperately needed programs; and

Be it further Resolved additionally that a copy of this **Resolution** be spread upon the minutes of this **Organization** and that originals hereof be furnished to **Senator Hutchison, Senator Cornyn, and Congressman Paul.**

Upon Motion Duly Made by Peggy Zahler and Seconded by Marti Bilek, the above **Resolution** was unanimously passed on this **19th** day of **January, 2008.**

There being no further business to come before the Board the meeting was adjourned at 10:55 a.m.

Susan Gonzales

Acting Secretary
