

WEST GALVESTON ISLAND PROPERTY OWNER'S ASSOCIATION

MINUTES OF THE BOARD OF DIRECTORS MEETING

January 15, 2000

The meeting of the Board of Directors of the West Galveston Island Property Owners' Association was held on January 15, 2000. The meeting was called to order by Jerry Mohn, President at 10:00 A.M. A quorum was established by the Directors present, Sidney McClendon, Jerry Mohn, Charles Caldwell and Al Birdwell. The President, Jerry Mohn, introduced Janis Lowe, Chairperson of the Public Relations Committee. Janis Lowe introduced Craig Eiland.

Craig Eiland, Texas State Representative and resident of Pirates Beach West, gave a presentation to the West Galveston Island Property Owners Association. Representative Eiland stated that the main issue before legislation this year would be redistricting. It will be a good time to get the attention of the Congressmen to make them aware of the issue in the individual districts.

Representative Eiland also stated that windstorm insurance and coastal erosion are still important issues before the legislation. The Insurance Industry and Department of Insurance are reorganizing how the rates are set; currently benchmark rate setting is used. The Insurance Industry wants to do away with the Benchmark and set rates based on what may happen in an area. This method is called "Any Second Accuracy Method." Commercial windstorm rates are capped through 2003 but residential rates could increase if the industry requests the 77th Legislature to deregulate the insurance industry again. A lobby effort will be put together again to prevent a threefold increase in rates.

Representative Eiland indicated that under the Coastal Erosion Planning and Response Act, legislators need to see what has been done with the \$15 million appropriated in the 76th Legislative Session and what we will do with future funds. If funds have been utilized correctly, there is a great possibility to obtain more funding in the next session. Representative Eiland stated that the General Land Office (GLO) will meet with some of the Legislators in February to discuss projects to obtain more funding for Galveston Island. The General Funds obtained have been earmarked for a specific use. People from outside of Galveston and Harris County need to make their legislators aware of the beach erosion, coastal problem and flood insurance issues. Representative Eiland stressed we should make certain people that rent houses on the island are made aware of the coastal issue problems and that they contact their legislators for support.

Upon motion duly made by Charles Caldwell and seconded by Al Birdwell the following resolution was unanimously adopted.

RESOLVED THAT, the Board accepted the minutes as written for the
December 11, 1999, meeting.

Upon motion made by Sidney McClendon and seconded by Al Birdwell the following resolution was unanimously adopted.

RESOLVED THAT, the Board approved the financial report for
January with a net balance of \$12,275.

Sidney McClendon, Chairman of the Legislative Committee, discussed the Galveston County Beach Erosion Task Force (GCBETF) and indicated the GLO has yet to assign a person to work with the task force. The task force commissioned Rice University to investigate sand deposits off the beach or bay. They found a large body of sand near the State Park and Pirates Cove. The GCBETF has asked Shiner Mosley engineering firm to give them guidance on renourishing the beach for Galveston Island with the upcoming of review by the House and Senate of the Open Beaches Act. He suggested we campaign to create a public awareness for the residents who are unaware of these issues.

Jerry Mohn stated that he, Marty Baker, Tesa Duffy, Emergency Management Coordinator for Galveston County, and Ed Oehlers, President of the Gilchrist Community Association, met with Andrew Neblett, GLO Deputy Land Commissioner, on December 17 in Austin to discuss various topics and to determine where the Project Goal Summary submissions stand with the GLO for the Coastal Erosion and Response Act (CEPRA) funds. The GCBETF requested \$6 million for projects in Bolivar, in front of the Seawall, and for the West End. Breakwaters were discussed and Mr. Neblett indicated the GLO did not have a problem with the installation and they could foresee over a period of time a cost of \$32 million to do the entire West End. The Project Goal Summaries (PGS) should be finalized in the next few months and a person will be assigned from the GLO to oversee the projects. The GCBETF has the necessary 25% matching funds (\$1.5 million) that is required by the GLO for any CEPRA funds. Mr. Neblett indicated any new addendum to the PGS such as a subdivision renourishing a beach should be

included in the Project Cooperative Agreement.

Section 15.5 of 31 TAC was discussed in which the GLO planned to amend in August, 1999, but delayed the process. Mr. Neblett indicated a public hearing would occur after the first of the year. The amendments would allow people to repair beachfront homes with 10% or more vegetation and damaged amenities like the swimming pool at the West Beach Grand to be repaired.

The five homes on Bermuda Beach damaged by Tropical Storm Francis, which have yet to be repaired, were also discussed. Mr. Neblett indicated the GLO made the decision that the homes should not be repaired since they were in front of the vegetation line and it was up to the City for the final determination.

Charles Caldwell, Chairman of the Utilities Committee, reported that Sea Isle is seeking to de-annex from Galveston due to lack of service and non-installation of sewer lines.

Sidney McClendon stated that the project at the bay side of the State Park is 85% complete; they are using GEOTUBES around the perimeter and they are also replanting the marsh area. Pirates Cove, Laffite's Cove, and the Pirates Beach developer are working on a project to extend the GEOTUBE from the park eastward to protect the marshland.

Diane Puccetti, Galveston City Council Member, stated that the Comprehensive Plan written 1985-1987, adopted in 1988, is being reviewed as it doesn't suit the present needs. The City has employed a major consulting firm to develop the Plan and public meetings will be held and the WGIPOA is encouraging all members to participate actively in the development of the plan.

John Arrington gave an overview of the lawsuit he filed against the City and GLO to replace and repair his property.

The City approved the use of a GEOTUBE in front of Sea Scape.

Al Birdwell, Chairman of Membership and Voter Registration Committee, stated that two corporate members, Galveston College and Laughlin Environmental Services, are being considered. He also said the City of Galveston general elections will be May 6, 2000, and for members to register and vote. It was agreed that all corporate members will be recognized at each meeting and all members will be encouraged to patronize their places of business.

Janis Lowe discussed the upcoming scheduled speakers, she requested suggestions for future meetings. The schedule for upcoming meetings include:

February 19 Galveston Mayor Roger "Bo" Quiroga and Council Member Dianna Puccetti

March 18 Texas State Senator Mike Jackson

April 15 U.S. Congressman Nick Lampson

Pat Newsom of Treasure Island discussed the progress of the Texas Beach and Shore Association. The next meeting will be April 14 at the Hilton Hotel, Hobby Airport.

Jerry Mohn stated a committee will be formed to address no driving on the beach request by a few subdivisions, Miramar, Half Moon Beach, and Pointe San Luis. He also stated WGIPOA elections will be next month and a nominating committee will be appointed. It was suggested that the WGIPOA should have a representative on the Parks Board when the issue of the Hotel/Motel tax is reviewed.

With no further business to come before the Board the meeting was adjourned at 11:55 p.m.

Date Secretary 1/15/00