



Birch Bay Village Community Club (BBVCC)

Standing Committee Meeting Minutes

Standing Committee Name: Safety & Security Committee
Date/Time of Meeting: September 08, 2025 at 5:00 PM
Location: Clubhouse
ZOOM Information: Meeting ID: 885-8656-9122 / Password: 8055
Phone-in call only: 1-253-215-8782

Committee Members in Attendance =

<input checked="" type="checkbox"/> Mike Lubow	<input type="checkbox"/> Erin Ryan	<input checked="" type="checkbox"/> Maureen Server
<input type="checkbox"/> Erica Owens	<input checked="" type="checkbox"/> Billy Brown	<input checked="" type="checkbox"/> Dave Owen (Interim Chair)
<input checked="" type="checkbox"/> Scheirman, David (Advisory Member)	<input checked="" type="checkbox"/> Ron Bendschneider	<input checked="" type="checkbox"/> Ken Davidson

Absent

Erin Ryan	Brad Stoltzenburg	Erica Owens - Resigned
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BBVCC Officers and Staff Present =

<input type="checkbox"/> Franklin, Dave GM	<input type="checkbox"/> Stoltzenburg, Brad / Safety/Compliance Officer	<input checked="" type="checkbox"/> Rehon, Ron / Safety/Compliance Officer	<input checked="" type="checkbox"/> Natasha Bialuski, Assistant GM
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Audience/Members Present

Susan Scheirman	Ron Snyder	Cathy Taggett	Laura Bailey

Call Meeting to Order: Time: 5:00 pm

Roll Call, Quorum Present? YES NO

Approval of Agenda: Approved NOT Approved

Moved By: David Scheirman

Motion Seconded By: Billy Brown

Motion Carried By: 7

Member Presentations (3 Minutes MAX)

Member Name	Comments
Ron Snyder & Cathy Taggett	Outsiders Speeding in BBVCC – 5370 Nootka Loop



OLD BUSINESS

The Safety and Security Committee meeting covered several key topics including the new Village wide security camera system, 1st phase lighting in Common Areas, signage, Golf Course 16th Tee and the BBVCC Golf Cart Registration policy. Also, a review of the speed enforcement data and efforts, and updates on the development of an Emergency Action Plan for the Village.

Speed Enforcement Program –

The Committee reviewed the speeding report and the number of speeders getting caught by the Lidar gun within the past 30 days. Four tickets have been issued for 25/26 mph.

Speeding via the speed signs:

Road with Speed Signs	Number of speeders
Road with Lidar Gun	4

New Village wide Security Camera System

David Franklin stated that the 1st phase of the camera system at the entry gate is working well, and an orientation will be scheduled with Northwest regarding all the details of the system. We are moving to phase 2 with Northwest for the clubhouse, pool, maintenance and recreational center, then the office, marina and marina docks. Unfortunately, the camera system is not compatible with Gate key, so no integration is possible.

Improving Lighting in Common Areas

David Franklin stated that he will work on these estimates, as there are some contractor communication issues.

Potential Pedestrian/Car Safety Hazard

David Franklin stated that the signage for the blind corner at Chinook and Nacket Way including cautionary signs for drivers coming uphill has been ordered.

BBVCC Golf Cart Registration, new BOD approved policy

David Franklin stated that we had a Zoom meeting with the Golf Consultant, and we await their engagement letter for review.

Dave Owen stated that the BOD approved the new Golf Cart Policy/Golf Cart Registration form, and it will be posted to the Village website for Membership to provide comment and feedback. This policy is not in effect now and will be rolled into RCW 6490 and the official roll out to Membership will be December 1, 2025.

Village Emergency Action Plan

Dave Owen stated he has a draft, and a subgroup should be created to work on this plan. Mike, Ron and Maureen will take the lead on this project. Laura Bailey will contribute additional information as well.

Maureen Server spoke about incident reports since July 2025 with an overview of the following incidents, stolen mail, solicitation, trash/dog barking, bank music in garage, lower gate damages and 5304 Nootka – gate/fence. David Schierman stated that the latter matter has been fixed.



NEW BUSINESS

Proposal for the Safety & Security Committee – 9/2/2025 – 5370 Nootka Loop

Homeowners Ron Snyder and Cathy Taggett were both present and stated that they agree with the Speed Limit sign of 20 mph but have a recommendation for the Committee to review and consider.

They suggest that outsiders, such as a vendor, friend, relative or a delivery truck/person who speed in the community after receiving 2 tickets should be barred for 6 months from the Village if they receive a 3rd ticket and if ticketed again the process repeats itself after 6 months.

Billy stated a warning should be given. Dave Owen stated the homeowners should revisit the rules on the website and submit a redraft of speeding recommendations for outsiders.

Intrusion-discouraging plantings at Rogers Slough & Front entry

Dave Schierman presented 29 items of approved shrubbery which was approved by the BOD in March 2024. The proposed specimen is the Nootka Rose plant which is recommended to establish an intrusion discouraging hedge along Rogers Slough and both east and west of the entryway to the Village.

Future Topics/ Opportunity for Committee Members to discuss Items for Next Meeting’s Agenda & Bulletin insertions

Maureen Server suggested for the upcoming Bulletin the following items:

Yardwork safety, Halloween tips and BBVCC “right of way” rules.

Member Resignation

Dave Owen stated that Erica Owens has resigned from the Committee and has provided him with a link for the Tsunami material.

Adjournment:

Motion to Adjourn By: Billy Brown

Motion Seconded By: Mike Lubow

Adjournment Time: 6:04 PM

Next Meeting Date: Monday, October 13th, 2025 @ 5:00 PM