



October 17, 2012

PORT OF BELLINGHAM
Washington State

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Dear

After the March 30, 2012 fire at the G-East Boathouse it became apparent that the ownership of the physical structure known as the G-East Boathouse was unclear. Further, the question of an existing legal ownership structure of the other condominium boathouses (also known as 'multi-party' boathouses) may likewise be unclear. Without a clear ownership structure, it could be difficult to take actions to protect both the tenants in the boathouse slips and the Port, such as:

- Providing a mechanism to perform routine maintenance;
- Providing a mechanism to undertake capital improvements, including the new City of Bellingham sprinkler requirement;
- Provide insurance for the boathouse structure to protect the tenants in these boathouses and the Port;
- Provide a point of contact for the Port to communicate with the owners of the boathouses; and
- Provide a mechanism to allow ownership transfer at the same time a boathouse slip is transferred to a new tenant

In the wake of the fire, the Port's Marina Advisory Committee (MAC) has been discussing a number of fire-related policy issues, including the idea of a policy requiring that each condominium boathouse structure be owned by some type of legal entity. The MAC has discussed this item at several meetings. In addition, the Port's general counsel, Frank Chmelik, prepared a memo (attached) concerning this issue.

Before making a recommendation, the MAC would like to receive input from the condominium boathouse owners. You are invited to attend the next MAC meeting scheduled for **November 13, 2012**, at 6:00pm, at the Harbor Center Building. If you prefer, you may submit your comments electronically or in writing to me prior to the meeting.

Thank you for your interest in the harbor. If you have any questions and/or comments, please contact me at 360-715-7382, or pamt@portofbellingham.com.

Regards,

Pam Taft
Special Projects Administrator
Port of Bellingham