

## WATERGATE HARBOR COMMITTEE BYLAWS

1. The Purpose of the committee is to maintain Watergate Harbor as a navigable waterway for the benefit of the members. The Watergate Improvement Association, Inc. (WIA) in its bylaws, ARTICLE VI, Section 2 "Special Committees", b), establishes that there shall be a Watergate Harbor Committee (the Committee) and stipulates the general scope and responsibilities of the Committee. The purpose of this document is to expand on this and to specify the rules and processes the Committee shall follow in the course of discharging its responsibilities.
2. All twelve lot owners (Lot numbers 1-12) whose property lies on Watergate Harbor are members of the Watergate Harbor Committee. They are members in good standing if they are members in good standing of the WIA and are current in their payment of their dues and assessments to the Watergate Harbor Maintenance Fund.
3. The Committee shall elect a chairman and vice-chairman annually in November. The Chairman of the Harbor Committee is a standing member of the WIA Board of Directors and shall hold at least one meeting of the Committee annually to report on maintenance activities.
4. The vice-chairman shall act on behalf of the chairman in the event that the chairman is not available, except in the disbursement of funds. (see below)
5. The chairman shall establish the Harbor Maintenance Fund at a local, reputable bank. It is the chairman's responsibility to maintain up to date, accurate accounting of all monies collected, expenditures made, and current balances of the fund and report this accounting periodically to the Harbor Committee members and to the WIA Treasurer at WIA Board of Directors meetings. The Harbor Committee chairman and the WIA Treasurer shall be the only persons authorized to make disbursements from the Fund.
6. The Harbor committee, with the approval of eight (8) of the members shall establish or change the amount of annual dues to be paid to the Watergate Harbor Maintenance Fund. Currently, (June 1998) dues are set at \$400 per year payable on June 30.
7. In the event that there is a need to perform maintenance or repairs to the Harbor or its breakwall, the chairman shall assess the situation and make a report to the committee as to what action is necessary to correct the problem and its associated costs. Any funds to be expended on the activity must be approved by a majority of the Committee. The chairman shall keep the Committee and the WIA informed of the progress of the project at least on a quarterly basis.
8. In the event there are insufficient funds in the Maintenance Fund to cover expenses associated with repairs or maintenance, The Committee may, with approval of two thirds or eight of its members, levy a special assessment on all its members to adequately cover the expenses to be incurred.

## **WATERGATE HARBOR COMMITTEE BYLAWS**

9. The chairman is authorized to spend up to \$150.00 annually for such routine expenses as costs associated with committee correspondence and replacement of Harbor Markers.
10. Boats berthed at the members docks shall be registered in the name of the members and be used for pleasure only. (non commercial).
11. The Committee has the right and duty to implement remedies such as the imposition of liens and late fees as necessary in the enforcement of Committee decisions and collection of dues and assessments. These remedies are described in the Watergate Improvement Association Covenants and Restrictions and its By-Laws.