



AT Dockside

Protecting property values and the quality of life in Ballena Bay –September 2006

President's Message

by Elise Hall

By now you should have received the notice for an annual meeting that will take place October 3, 2006. Because of the legislative changes that took affect July 1, 2006, we will not be able to elect new board members at that time. We will however take nominations. The new election process will be explained in detail by our attorney Richard Fong and our management representative Ric Perez. Since the process will be some what different than previous years, I encourage each of you to attend the annual meeting so you will be familiar with the new voting process. The actual voting will take place by mail after the annual meeting. If you are unable to attend and have questions about the voting process, feel free to contact me at your convenience.

I look forward to seeing everyone October 3, 2006.

Treasurer Message

By Michael Brownlee

The reserves continue to slowly build; our total is now over \$100K, putting us over our current projected budget. Assuming a mild winter we might be in good enough financial shape to weather the winter storms repairs. Unfortunately for those in need of exterior maintenance we do not have enough reserve to start another project – repairs will be on an as-needed basis until an assessment vote passes.

Waterside Message

By Shelley Bliss

Nothing to report at this time.

If you have any questions or concerns, please email me at sailingbliss@alamedanet.net

For letters to the Board or to report needed repairs, use this contact information:
Massingham & Associates Management, 2247 National Avenue Hayward, CA 94545

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Landscape Message

By Beverly Partridge

The tree wells and the entrance circles continue to grow robust with flowers, and the gardeners continue to work diligently to address complaints and make improvements.

Irrigation repairs are underway, upgrades and tree work are being addressed as well.

Architectural and Landside Message

By Audrey Kramer

Neighborhood Communications Message

By Audrey Kramer

Welcome and Farewell:

Please join me in giving a big warm welcome to our new neighbors @ 300 Tideway, Gemma Ludkey and Chuck (Charlie) Gorohoff. They recently moved from San Francisco and I know they will love living here on the Island in our wonderful boating community.

Also please join me in bidding a fond farewell to John and Nancy Moore, they were wonderful neighbors and will be missed by us all. Hopefully, Nancy and John will still find time in their busy schedules to join us for our “Annual Barbecues” and “Brunch Around The Island On New Years Day”. Speaking of Annual Barbecues, if anyone would like to volunteer this year please contact me @ 510-708-9100.

Maintenance & Repair Issues:

If you have any repair issues that need attention please contact Massingham & Associates directly @ 510-780-8587 Fax 510-780-7535

Board Meetings...

The next Board meetings will be held on October 3rd, at 7:00 pm, at the Ballena Bay Yacht Club. As Elise mentioned this is our Annual Meeting and there is much to discuss, as well as nominations to make for new board members, so hope to see you all there.

Dockside...

Massingham & Associate’s staff & technology offers our association many services and are now providing our monthly “Dockside” and “Board Meeting Minutes”. If there is something you would like to have included in the Dockside or you would like to receive the Dockside via email please contact Ric Perez @ Massingham & Associates.



**Next Board Meeting
Tuesday, October 3rd, 7:00 PM
At Ballena Bay Yacht Club**

BBTA Board & Management Contact Information:

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2247 National Avenue
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***For EMERGENCIES please call: 510-780-8587 Ext: 0**

BBTA Board 2005-2006

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