

BROWN ISLAND INFO & COMMON COURTESIES

<p>Caretaker Contact Josh Eichelberger caretaker@rockisland.com (360) 378-2180</p>	<p>Boat Requests – pick up / drop off or shuttle your boat to/from town Schedule online 24 hours in advance through the island website: www.brownisland.net or, in an urgent situation, call/email the caretaker</p>
<p>Concerns</p> <ul style="list-style-type: none"> - Please address immediate safety concerns with the caretaker. - Other concerns / suggestions can be addressed with the caretaker liaison or any board member. Contact information for board members is on the brownisland.net website 	<p>Pool / Fitness Center</p> <ul style="list-style-type: none"> - The fitness center is open year-round - The pool is open Memorial Day – Labor Day. - Pool Hours: 10am to 8pm - Adult swim 4pm to 5pm - Return toys to bin & follow protocols posted at the pool
<p>In Case of Emergency First, call 911. Then call the caretaker (360)378-2180. AEDs located in office, by pool and in the center of the island.</p>	<p>Communication / Access to Info</p> <ul style="list-style-type: none"> - www.brownisland.net All HOA governing documents as well as a forum, classifieds, homeowner directory, events calendar, helpful links, and more can be found here. - Friday Findings A newsletter that is sent out to homeowners a few times in the summer months and sporadically in the off season. - Social Media Join brownislandjournal on Instagram and/or 'The Brown Island Journal' on Facebook. These sites are managed by the caretaker and are a great way to see what's happening on island when you aren't there.
<p>Caretaker Coverage</p> <ul style="list-style-type: none"> - Standard hours: 8am to 5pm - Summer Season – 7 days per week - Off Season – Thursday – Monday (no caretaker coverage on Tuesday and Wednesday) - Caretaker Assistants provide backup coverage for caretaker days off in the summer and for scheduled vacation and other time off. 	<p>Contractors / Guests</p> <ul style="list-style-type: none"> - It is the homeowner's responsibility to pick up/drop off contractors and guests. - Please complete an online registration and waiver form for all guests and inform the caretaker about contractors on island. - For extended projects when you're off island, please provide a boat for contractors to use.

<p>Caretaker Duties Please familiarize yourself with the caretaker's job description, available on the island website. While our caretaker and caretaker assistants love to be helpful, personal favors and requests cannot always be accommodated. They also are restricted from accepting any paid project work or assignments from homeowners.</p> <p>Following are some examples of requests that are not part of the caretaker's duties and homeowners should refrain from such requests:</p> <ul style="list-style-type: none"> - Shuttling Island residents back-and-forth to Friday Harbor, beyond a one-time pickup (or drop off) during an island visit, - Picking up contractors and guests - Performing repairs to boats, homes or other homeowner assets - Maintaining homeowner's property beyond emergency or safety inspections (such as cold-weather water shutoff, or checks for storm damage) - Transporting excessive amounts of packages or mail, or transporting large or heavy packages from the Warbass receiving shed. - Planning or hosting island social events 	<p>Marina, Commuter Docks, & Incoming Vessels</p> <ul style="list-style-type: none"> - Slips are first come/first served. Outer fingers are better suited for larger boats, inner fingers better suited for smaller boats. - Town/Warbass commuter floats are for 24 hours or less & boats under 20 ft. Engines up in BI marina, down at commuter docks. - Use the online request form to transport your boat to town and back to the island when you depart. - Please let caretakers know in advance if boats longer than 30' are coming, especially in summer- we may have to shuffle things around to accommodate. - Please tie up within the designated lines at Warbass to ensure best use of space. - Please ensure that your boat has homeowner name and lot number clearly visible.
<p>Golf Carts</p> <ul style="list-style-type: none"> - Please keep parking spots near the marina open for on-island residents. If you are leaving for an extended time, please park at your property or farther up the road. - Tires can be inflated with the hose at the side of the pool entry. The switch activates the compressor. - Please ensure that the homeowner name and lot number are clearly visible on the golf cart. - Follow the 15mph speed limit 	<p>Your Mailing Address (your lot number) Brown Island, Friday Harbor, WA 98250</p>

<p>Warbass Way Parking Lot, Trailer/Upper Parking Lot</p> <ul style="list-style-type: none"> - Lower Warbass lot: first come, first served, only when on island. Pull all the way forward and park within lines. - Upper parking lot: located on the right where Harrison meets Warbass Way. - Street parking on Warbass Way has a 72 hr. limit - See R&R's with trailer and long term parking charges and requirements. - Please display a Friday Island HOA sticker in your car windshield, available in the office. 	<p>Mail / Packages</p> <ul style="list-style-type: none"> - Delivered to the office by 4:30pm on all working days. - Large packages and packages over 50 lbs are the homeowner's responsibility. - The Warbass lot package shed combo is 8021. Please be available to pick up packages you order so they don't obstruct the office space or the Warbass storage shed. - Please let the caretaker know if you expect oversized boxes.
<p>Island Truck, Chipper Pressure Washer, & Battery Charger</p> <ul style="list-style-type: none"> - Truck is available on a first-come/first-served basis. Please use the online request form. Key and Sign Out sheet are in office. Speed limit is 10 mph on island roads. Homeowner may check out truck for contractors but homeowners have priority. Fill truck with gas from fuel shed if less than a quarter tank remains. Users are liable for any damages. - Arrange for use of the pressure washer and chipper by emailing the caretaker - Battery chargers are in the Island Passage and in the office and must be promptly returned. - Shop tools are not available for homeowner's use 	<p>Community Events All event details are posted on the website, in the Friday Findings and often in an email blast to homeowners</p> <ul style="list-style-type: none"> - Memorial Day weekend work party: typically the Saturday of Memorial weekend for around 4 hours. Homeowners pitch in to spruce up the pool area, clear brush, oversee the burn pile and other duties as assigned by the caretaker. Cocktail party at the pool that evening - 4th of July: Caretaker shuttles homeowners and guests to town in the Island Passage and back for the parade. Hotdog b'bcue at the pool following the parade. - Labor Day: Typically a potluck that Saturday evening. Bi-Annual auction / fund raiser to benefit the San Juan Island Community Foundation. - Annual homeowner meeting: at the pool the Sunday of Labor Day weekend. Agenda and materials provided to all homeowners prior to the meeting
<p>Road Usage</p> <ul style="list-style-type: none"> - Either homeowner or contractor should inform caretakers if you are expecting dump trucks, flatbeds, or track vehicles for billing. - All homeowners and contractors must obey a 15-mph speed limit on the island roads - 	<p>Trash / Recycling</p> <ul style="list-style-type: none"> - You are responsible for taking your trash and recycling to the dumpsters on Warbass Way. - Combination: 8021. - Recycle bin is to the right. Please break down boxes. No plastic bags in recycling.