

July 12, 2016

Board meeting minutes  
In chronological order.

Meeting Agenda was presented:

Following Board members present.

Dave Meythaler - 2018

Secretary Stan Sinex - 2019

Treasurer Rob Marks – 2019

Jade Miller -2017

Jim Brandley - 2017

Also present.

Johan Giffard,- Member

Kelly Marks - Member

### **Attending Member Business**

**Johan Giffard** submitted clarifying pictures of the trimming and cutting of common area vegetation and trees that he would like to do. He offered to pay for all costs associated with work.

Rob suggested that we look at two different categories of common area trees in general. Common area scrub trees and dead trees not imbedded in significant tree areas. Then secondly Trees that may need maintenance with trimming or cutting due to their negative impacts on bordering residences.

Rob made the motion to allow Yohan to complete his proposed work, Stan seconded. Discussion: Jade and Rob continued with a discussion about allowing Yohan to move ahead. Dave discussed the dead cherry tree bordering Yohan's property which Jim did not want removed.

Vote was taken and Yohan's proposal was approved.

**Kelly Marks** informed the Board of the HOA access road and play area behind 32<sup>nd</sup> DR SE that needs to be mowed. Jade commented that it would be taken care of by landscapers. Also there is a Hemlock next to the Back stop that is dying and was next to other large trees that fell over during the Fall and needs to be taken down.

### **Approval of Prior Meeting Minutes:**

Jade and Jim motioned to accept minutes with changes.

Vote to approve was unanimous.

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**Treasurers Report:**

Vote to approve Rob as new treasurer and approve his report was taken and unanimously approved. Rob also reported on his costs for sprinkler head replacement and controller costs from Tot Lot on 32<sup>nd</sup> DR SE and his time spent with dumping costs of left over debris from spring clean-up in common area behind his home.

Vote was taken to unanimously approve reimbursement of Rob.

**Property Lawsuit Update:**

Vote was taken to approve first of three payments to the Lewis's to settle judgement of the court against the HOA. Check was delivered in person by Board Member, and our attorney confirmed legal documents for payment program.

**Landscaping**

Jade's report – New contract being developed with quality control checklist and a 2 yr. contract. Vote was taken to approve.

**Sprinkler Update – 32<sup>nd</sup> DR SE.**

All sprinkler heads are the same except one which will help balance system and better usage of water.

**Improper Roof Material:**

Fine for improper roof material on 32<sup>nd</sup> DR se was paid.

**Unknown New Roof Material:**

Stan and Rob to obtain specs from two different homeowners on 102<sup>nd</sup> and 104th.

**Board Member Work Responsibility Matrix Update:**

Rob to take over as Treasurer and discussion continued on refining the Matrix to better separate work among Board Members to avoid conflicts and confusion. Also discussed was the need to cut down on unnecessary e-mails among Board Members being posted.

**Dead Tress near Yohan and on 32<sup>nd</sup> DR SE.**

Stan volunteered to get three quotes for Tree Removal services.

**Rob & Stan's Alternative Tree Policy:**

Submitted in full and to be evaluated by Board for next meeting.

**HOA Shed Roof Leak & Repair:**

Cover with Blue Tarp for now.

**Charlene's Complaint about Tree Cutting on South Lake.**

Stan to send letter to address homeowner and ask them to come to next Board Meeting on September 5.