Kimberly Woods Homeowner Association

Feb 23, 2017

Annual Meeting Minutes

Location: Engelbergs, 14542 Kruse Oaks Blvd

Attendees: Helen, Tom, Shawn, Xiaohu, Bev, Shawn Simon, Steve Gruber, Ken Slickers, Kar-ye Parkison, Charlie Engelberg.

Meeting called to order at 7:10pm

1. Review 2016 financial report and approve 2017 budget and dues – Tom Shimota

Tom is looking for an assistant to monitor landscaping and report on new actions. Bev will take over this job and will interface with the landscaper.

Expense total last year was $11,975. Revenue total is $15,600. Landscaping is the biggest expense. Bank balance is $17,145 as of Dec 30, 2017, at Chase. Tom suggested we maintain one year of operating carryover in our account.

Tom proposed budget for next year to be $12,168 and dues to remain at $600 per home. Helen moved for this budget, Kar-ye seconds. Unanimously approved.

Tom will send out 2017 invoices.

2. President’s report and election of 2017 officers – Helen Liu

Election of officers – the same slate of officers were proposed and unanimously approved.

President: Helen Liu

Treasurer: Tom Shimota

Secretary: Shawn Engelberg

VP: Xiaohu Wang

Member at-large: Bev Zuhl

Helen & Bev will submit a NEP (Neighborhood enhancement program) grant request to the City of LO for improving our landscaping.

Delinquent HOA dues are being collected. Only $1458 remain outstanding.

3. Homeowners directory - Shawn Engelberg. Shawn will update and email out new directory. Please contact her with corrections. [Shawn.engelberg@gmail.com](mailto:Shawn.engelberg@gmail.com)

4. Other business:

Repair mailboxes – Mailboxes are leaking. Steve will get bids for repair.

Repair landscaping – Suggestions include replacing dead photinia, regrading for flooding near Simons, dead tree removal and ivy removal.

$8000 was approved to complete both projects with the mailboxes done first and landscaping with any remaining money. If we get the NEP grant HOA money will be replaced with NEP money. Shawn moved, Kar-ye seconds, unanimously approved.

Ken Slickers discussed Emergency Preparedness programs. He has been attending LO City meetings. The city has good info and documents for our use. In the case of a major earthquake, Ken suggests our neighborhood will have exceptional demands due to our proximity to offices, I5, etc. Ken will be organizing an initial meeting. Please contact Ken if you are interested in this meeting/topic: k.a.slickers@gmail.com

Ken Slickers is the chair of the “Westlake Neighborhood Association” which contains KWHOA, Westlake HOA, The Meadows HOA, condos, apartments and all contained parks. The NA is used by the city for communications, etc. Is it worth staying active? The group voted no, as long as our contact will continue to get emails from the city. Ken will remain our contact for the foreseeable future.

Meeting adjourned at 8:30.