

THE VIEW AT FAIRWAYS HOMEOWNERS ASSOCIATION

W 9700 MELVILLE ROAD, CHENEY, WA 99004

www.westterrace.org

October 20, 2021

ANNUAL NEWSLETTER FROM YOUR BOARD OF DIRECTORS

The new year started out looking promising with the Covid vaccination available and signs that the pandemic might be coming to an end. However, that prognosis turned out not to be the case. Please remain vigilant and practice healthy habits during the ongoing coronavirus pandemic. In light of the pandemic status, the Annual Homeowners Meeting--which is normally scheduled for November each year -- must be postponed until spring of 2022. It is the Board's plan to hold an outdoor meeting in the Spring, when the weather is warm enough and allows for members to meet outdoors. In the meantime, if you have any concerns or questions for the Board, please email them to Patti Dean, Board President, at patti.dean@gmail.com.

This newsletter provides an update on the work completed by your volunteer (e.g. unpaid) Board of Directors during 2021. The primary emphasis of the Board is to protect the property values of our member's homes and to encourage a positive and safe neighborhood environment. We do this by supporting the development CC&Rs to which each homeowner is subject and by supporting our development common property.

The key areas of work this year included, a) seeing to the care and maintenance of the landscaping on the HOA common property, b) the Architectural Committee's work with homeowners who request architectural changes, and c) the planting of new trees on our medians at the entrance to our development.

With regard to landscape maintenance, there are two items to report. First, the contract for the 2021 landscape maintenance was awarded to Spokane Trophy Turf. The contract included mowing, weeding, and fertilizing of all common areas in our development as well as the trimming of all bushes on common property. Spokane Trophy Turf did a nice job of maintaining the landscaping this year. The lawns were mowed every week, weeds treated regularly, and bushes trimmed.

Secondly, the Pear Trees on all three medians that succumbed to Fire Blight last year were removed by Jack Gillingham at no cost to the HOA. Thank you, Jack! Subsequently, the Board worked with Gibson's Nursery to identify a new tree variety that would be more likely to thrive in our climate, be disease resistant, and would grow in the existing soil that is comprised of mostly sand and small pebbles. Gibson's Nursery recommended the Armstrong Maple (pictured here) for its heartiness and low maintenance attributes. In addition, the tree is a real beauty when its leaves turn bright red, orange and gold in the fall.



The current Homeowners' Directory will accompany this newsletter. If there are any changes needed to the Directory, please contact Patti Dean via email at patti.dean@gmail.com.

We truly have an amazing group of people in our HOA. Our homeowners have been very supportive of one another, and we will get through this global pandemic together.

If you have any questions about our CCR's, please visit our website at www.westterrace.org and click on the Documents tab.

We look forward to getting together in the spring.

The View at Fairways Board Members – *working for the betterment of our association,*

President: Patti Dean

Vice-President: Mark Sanger

Secretary: Dana Russell

Treasurer: Kory Kolterman

Jerry Jantz, Immediate Past President

Art Sturdevant, Past President

Larry Johnson

Kenlyn Mackey

Ethan Smith