

Minutes
Board Meeting
June 13, 2017

James Dean opened the meeting.

Kathy Olthof read the minutes from March 7, March 21 and May18. With changes, March 7 minutes were approved (Dave Martin, Dan Distel). With changes, the March 21minutes were approved (Dan Distel, Dave Martin). The May18 Association minutes were approved (Dan Distel, DJ Henman). Dave Hulings has the minutes from the May 4 meeting.

With Dave Martin stepping down from the board, DJ Henman was selected to fill the Member-at-Large position.

Dan Distel presented the treasurer's report. Insurance cost of \$5,551.50 for one year was paid. Irrigation for start-up and repairs was \$1612.36. The checking account has \$10,052.02; the reserve funds now total \$17,814.23; and the road repair fund is currently at \$9,913.23. Our assets now total \$37,779.48. Treasurer's report was approved (Kathy Olthof, DJ Henman). Dan Distel and James Dean went to the bank. Both will now receive future mailings of the treasurer's report.

The board approved that Theresa Lednicky's driveway should be redone. The bid submitted was \$2,700 (Dave Martin, Kathy Olthof).

James Dean reported that the Third Amendment to the By-Laws passed. The co-owners received the amendment from the Scholten-Fant by mail. After the legal process is completed the amendment will be posted on the website.

The developer received an occupancy permit for 17720 Connie on April 13. The new owner took ownership of the property on June 6. Dan Distel will send a bill for \$224.66 to John Timmerman.

The board discussed assessing monthly dues on units 17700-17712. The board put the issue on hold.

The board decided to table the designation of vice-president and president pro-tem until Bev Simpson could take part in the discussion.

At this time we have no date on completion of the PUD from the developer.

Dan Distel took care of the renewal of the contract with Selby.

An email was sent to Tag Kelly that the north soffit at 17763 Connie needed painting. Kathy Olthof will take pictures of units that need work to be done, and then co-owners will be notified.

The association agreed to apply mulch every other year which would be 2019. The board will revisit applying mulch in 2018 or 2019.

There were issues with the irrigation system this spring. Areas were not receiving water during the dry season. The change of beginning times was implemented along with increased run times.

James Dean passed out a copy of by-laws table of contents.

The board tabled adding common services and benefits at this time due to expense.

The board addressed members' concerns:

- The board will seek bids on trimming or removal of the pines between the decks of 17643-17645 Connie and 17645-17644 Dustin.
- At this point we will continue maintaining the dog station on east Connie.
- The minutes had been current while waiting for approval of past minutes by the board. Kathy Olthof will scan past minutes prior to 2007 from paper mode to PDF format and have them posted on the website.
- The board will clean the language of small RV explanation.

Next Board meeting is set for July 18.

Meeting adjourned (Kathy Olthof, DJ Henman).

Submitted by secretary, Kathy Olthof