

# Fairwood West HOA Monthly Board Meeting

## Minutes of Meeting

January 10, 2013 - 7:00 pm

The monthly meeting of the Fairwood West Homeowners Association Board of Trustees was called to order at 7:00 pm on Thursday January 10th, 2013. Trustees in attendance were Adrian Ryneveld, David Seely, Ray Byrd, Amrik Pandher, Christine Sylvia, Eileen Richards and Brandy Bradford. Also in attendance were Barb Simeona, Association Bookkeeper, Renton Fire Department Battalion Chief and Safety Officer Greg Hartman.

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### ~ MONTHLY REMINDERS ~

*Fairwood West now has a Facebook page – please review it for all kinds of interesting community news.*

*Visit the Fairwood West website located at [www.fairwoodcommunitynews.com](http://www.fairwoodcommunitynews.com) – Under the navigation bar, hover over “Communities” and select “Fairwood West.” Here you can find meeting minutes, architectural request forms, CC&Rs and contact information.*

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**Renton Fire Department** – Battalion Chief and Safety Officer Greg Hartman of Renton Fire was present to report.

He noted for the record that beginning in 2013 there is a new state law that requires carbon monoxide alarms to be installed in existing apartments, condominiums, hotels, motels and single-family residences. Owner-occupied single-family residences legally occupied before July 26th, 2009 are not required to have CO alarms until they are sold, however it is highly recommended to install them anyway. It is suggested that there is one on every floor of your home.

He reviewed the symptoms of heart attacks in women. They include but are not limited to: Chest pain, discomfort, pressure or squeezing like there is a ton of weight on you. Unusual upper body pain or discomfort in one or both arms, back, shoulder, neck, jaw or upper part of the stomach. Breaking out in a cold sweat, light-headedness or sudden dizziness. nausea, unusual fatigue and shortness of breath. If you experience any one of these symptoms do not make excuses for them – call 911.

Greg is still researching the best answer to the question of what to do in case of a major power outage – how and where should people go. He was instructed to tell people to listen to the radio but he will continue to research.

Please see the Fire Department website for more information at [www.firedistrict40.com](http://www.firedistrict40.com)

**Homeowner Appeals** – There were no owners in attendance to appeal. One homeowner had responded via letter letting the board know that he is asking his tenants to vacate the property by the end of February.

**Community Events** – The Home Holiday decoration contest was a great success. A big thank you to all those that participated. Gift cards were handed out to the winners.

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Eileen will work on signage next year for the event.

**Pride In Ownership** – Last month Adrian nominated Marilyn Ball who voluntarily and without charge decorated the mail boxes in her area. It was noted for the record that she was helped by Mrs. Erickson. Thank you Mrs. Erickson for your service to our community.

**Minutes Of The Previous Meeting** – A motion was made, 2nd and approved to accept the December 2012 minutes as amended. The amendments include:

Community Events – take out “it seemed like”.

Architectural Control- add the word “granted” to the end.

**Financial Report** – Barb Simeona presented the financial report. It was accepted as presented.

**Treasurer’s Report** Ray Byrd noted he has done his sample selection on the 2011 audit and will get a report turned in within the next few months.

He also noted that the Qualstar CD coming due in April will possible be moved to BECU.

**Architectural Control** – The Board decided to make a specific Fairwood West Architectural Control form and put on the website.

**Common Properties** – Adrian Ryneveld reported on the Molasses Creek Issue. He will be “restarting” the process of communication on this.

Brandy is still waiting on the official written proposal for the moving of the park equipment. Adrian stressed that this really needs to get going.

There was discussion regarding the holiday decorations in the front entryway. Not all of the lights were working. Brandy noted that it looked as if someone had turned off the light sensor. The Board agreed the outlets need to get fixed.

Eileen Richard made a motion that was 2nd and approved to dispose of the front entryway lights that are owned by the Association.

**Covenant Enforcement** – The Board reviewed the homes in violation and the responses received.

**Renter Enforcement** – Nothing new to report.

**Unfinished Business** – Adrian noted he reviewed the history of charges from the previously retained Association attorney and will be requesting some documentation to prove out a couple of the charges that seem excessive in relation to similar work done on other homes.

**New Business** – A motion was made, 2nd and approved to send two homeowners a gift card and thank you card for their work on decorating the front entryway. Eileen Richard will take care of the purchase.

The meeting adjourned at 8:20 p.m. after a motion was made, 2nd and approved to adjourn.

## **Fairwood West HOA Monthly Board Meeting**

The next two monthly meetings of the Fairwood West Homeowners Association will be held on Thursday February 14th, 2013 and Thursday March 14th, 2013 both at 7:00 p.m., at the Nativity Lutheran Church, 17707 140th SE in the portable building.

All residents are welcome to attend.

Respectfully Submitted,  
Barb Simeona