

Fairwood West HOA Monthly Board Meeting

Minutes of Meeting

February 14, 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 February 14th, 2013. Trustees in attendance were Adrian Ryneveld, David Seely, Ray Byrd, Amrik Pandher, Christine Sylvia, Eileen Richards and Brandy Bradford. Also in attendance was Barb Simeona, Association Bookkeeper.

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### ~ MONTHLY REMINDERS ~

***Annual Easter Egg Hunt will be Saturday March 30th at 10 am in the Fairwood West Park – bring your own basket.***

***The Annual Garage Sale will be June 28th – June 30th.***

***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 – No representative present to report.

Please see the Fire Department website for more information at www.firedistrict40.com

Homeowner Appeals – There were no owners in attendance to appeal.

Community Events – The Easter Egg Hunt will be Saturday March 30th at 10 am in the Fairwood West Park. Please bring your own basket. Eileen and Brandy will be organizing together.

A motion was made, 2nd and approved to allocate \$100 to the Easter Egg Hunt.

The Annual Garage Sale will be June 28th – June 30th.

Pride In Ownership – The formal process for choosing pride in ownership award winners will begin in April of this year. The process will run thru October.

Minutes Of The Previous Meeting – A motion was made, 2nd and approved to accept the January 2013 minutes as amended. The amendments include:

Treasurer Report – Change the word “possible” to “possibly”.

Common Properties – Add the word “Christmas” in front of the word lights.

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

It was noted for the record that 74 owners have taken advantage of the 2013 prepayment discount and have paid in advance for the entire year.

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Treasurer's Report Ray Byrd reported on the Annual Audit for 2011. It is complete with a clean opinion issued. He will begin work on 2012 soon.

Ray noted there is one CD at Qualstar that will be coming due this Spring – a total of two this calendar year. He will possibly move them to BECU if a more favorable rate is offered.

He will also have further discussion with BECU regarding automatic payments into our account to see if it is now an option.

Architectural Control – It was noted for the record that a home that had an architectural request approved in November is now sold. It was noted by David that the original request was for pouring a concrete patio and replacing a railroad tie landscape wall in or around a sewer/storm easement. They were told they needed approval on anything that was visible. Brandy noted it looked as if the home was re-sided.

The Board discussed changes to the current architectural approval form. It will be redone and put out on the website.

There were no new architectural requests this month.

Common Properties – Adrian Ryneveld reported on the Molasses Creek Issue. He emailed Regan Dunn and four others within King County. A hard copy was given to Barb for postal mailing. He noted that he was very specific in his letter about what we need to know and wants everyone to know we are not giving up on this. If we do not receive a response he will move his request up the chain within King County and to the current Attorney General.

Brandy is still waiting on the official written proposal for the moving of the park equipment. She will continue to call them until they respond to the request.

David noted that the irrigation controller box has been patched. He turned in his receipt for reimbursement.

Amrick reported that he replaced the light bulb in the front entryway and it seems to be functioning properly. Brandy still needs to get him the remainder of the replacement bulbs. He also noted that the sensor and the mechanical timer were possibly disabled during the holidays which resulted in the lights not working all the time.

Christine noted that the front entryway rock/sign needs to be cleaned up. Amrick will contact the landscapers to take care of this.

David asked about the Holiday lights that the Board agreed to trash. He will get in touch with Eileen regarding these.

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

The Board discussed covenant enforcement review and assigned areas to each Board member.

Renter Enforcement – Nothing new to report.

Unfinished Business – Nothing new to report except for outstanding action items.

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New Business – The meeting adjourned at 8:50 p.m. after a motion was made, 2nd and approved to adjourn.

The next two monthly meetings of the Fairwood West Homeowners Association will be held on Thursday March 14th, 2013 and Thursday April 11th, 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