

Fairwood West HOA Monthly Board Meeting

Minutes of Meeting

December 10, 2015 - 7:00 pm

The regular monthly business meeting of the Fairwood West Homeowners' Association Board of Trustees was called to order at 7:00 pm on Thursday December 10th, 2015. Trustees in attendance were Chris Hurless and Brandy Bradford. Also in attendance were Barb Simeona - Association Bookkeeper and Adrian Ryneveld - Molasses Creek Project Manager.

~~~~~

### ***~ MONTHLY REMINDERS ~***

***Any changes to the outside of your home must have an approved architectural control form on file prior to work being done on the home. You can locate the form on the Fairwood West website as noted below.***

***Visit the Fairwood West website located at [www.fairwoodcommunitynews.com](http://www.fairwoodcommunitynews.com). Under the navigation bar, hover over "Active HOAs" and select Fairwood West. Here you can find meeting minutes, architectural control request forms, CC&R's and contact information.***

~~~~~

Renton Fire Department – No one present to report.

Molasses Creek/Park Pipeline – Adrian gave Chris paperwork to be signed and returned to the Department of Natural Resources and Parks so that they can have access to the park.

A special meeting with the Board of Trustees will be held on January 7th to discuss ideas and plans for the park. These items need to be given to Rachel who is also with the Department of Natural Resources and Parks by the end of January. Items to be discussed but not limited to are: Type of road, basketball court and fencing.

Adrian then reported that he feels he now needs to bow out of the project. King County wants to deal with a Board officer and he will remain on for consultation as required. He noted that the next item will be the official agreement between King County and the HOA. This will have to be negotiated out in a formal manner and then reviewed by the HOA attorney before it is signed.

Brandy offered to help Chris as needed on the project.

Chris thanked Adrian for all his hard work on this project.

Homeowner Appeals – No one present.

Community Events – The Home Holiday Decoration Contest judging will be between the 20th and 23rd of December. There will be 5 winners each awarded a \$25 gift card.

Pride In Ownership – Nothing new to report.

Fairwood West HOA Monthly Board Meeting

Minutes of the Previous Meeting – A motion was made, seconded and approved to accept the November meeting minutes as presented.

Financial Report – The monthly financial report was accepted as presented.

Treasurer's Report – Nothing new to report.

Architectural Control Report – It was noted that there was a large tree cut down on the empty lot that previously submitted a new home plan and the wood is still sitting there. We had previously asked the owner for a plot plan but still have not received anything.

Brandy feels it is time to contact the property owner again and remind him that he has 9 months to complete the project from the start date.

Common Properties Report – Chris noted that there were some holiday lights stolen from the front entryway and one set of tree lights is not working. He emailed Richard and asked him to replace them if possible.

There was good feedback on the lighting done this year.

Covenant Enforcement – All homes in violation were reviewed.

Unfinished Business – See the outstanding action items below.

New Business –

The meeting adjourned at 7:55 pm.

The next two meetings of the Fairwood West Homeowners' Association will be held on Thursday January 14th and Thursday February 11th both at 7 pm. These meetings are in the portable building at the Nativity Lutheran Church, 17707 140th SE.

All residents are welcome to attend.

Respectfully Submitted,
Barb Simeona

Outstanding Action Items –

Brandy – Handbook of processes for new Board Members
Entire Board – Go around and check on rental homes