

FAIRWOOD WEST HOMEOWNERS' ASSOCIATION
MINUTES OF MEETING
January 10th, 2019

The regular monthly business meeting of the Fairwood West Homeowners' Association Board of Trustees was called to order at 7:05 pm on Thursday January 10th, 2019. Trustees in attendance were Chris Hurless, Paul Buelow, Dave Sherman, Jan Schroeder, Carlen Hughes, Brandy Bradford, Ashleigh Vessey, and Barb Simeona – Association Bookkeeper. Two homeowners were in attendance, along with Sam Shirley of the King County Sheriff's Department and Kim Chick from Around The Clock, Inc.

~ **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.fairwoodwest.org or find us on Facebook!

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**Renton Regional Fire Authority**

No one present to report.

**King County Patrol Enforcement Services**

Sam Shirley was present to report that vehicle complaints by the park have been responded to. There have been no significant events other than the wind storm that hit recently.

A question was asked about the King County Sheriff Helicopter. Sam noted that it is basically like a patrol car. They have actual shifts and fly patrols from the air.

There were several questions regarding signage on 140<sup>th</sup> and Maple Valley highway, along with a question regarding the light at 140<sup>th</sup> and the Petrovitsky. Sam noted that these are all King County items and to call them with any questions or complaints.

**Molasses Creek**

Chris noted that he is forwarding documents to Barb for the permanent records which include a copy of the recorded settlement agreement with King County. The code enforcement file is now officially closed.

**Homeowner Appeals**

No one present to appeal.

## **Community Events**

The Home Holiday decorating contest winners were announced. Thank you to everyone who participated:

16032 131<sup>st</sup> PI SE

16339 131<sup>st</sup> Ave SE

16211 128<sup>th</sup> PI SE

13539 SE 161<sup>st</sup> PI

16111 135<sup>th</sup> Ave SE

## **Minutes of Previous Meeting**

A motion was made, seconded and approved to accept the December 2018 meeting minutes as amended. In the future, headings that have no activity will say no activity or not be included.

## **Financial Report**

The monthly financial report was presented.

## **Treasurer Report**

Jan and Chris have all the signatures required to change the bank signature cards.

One CD came due and was rolled into a Money Market account.

## **Architectural Control**

One new roof request was submitted and approved.

## **Common Properties**

The playground project will be discussed at the next meeting. Chris reported that he reached out to a concrete company and a landscape contractor. The concrete company never responded.

Barb spoke regarding the common properties landscape billings. Both she and Chris have reached out to the company regarding their lack of billing and the inaccurate November billing. No resolution has been received.

Regarding the large Cedar River Water & Sewer bill received last month, Chris checked the meter and it didn't appear to be leaking. The landscapers checked it as well. In the Spring, we need to check the pipes for potential leaks or if someone is using the water in the front entryway. It was also noted that we need a lock on the water faucet.

### **Unfinished Business**

Nothing to report.

### **New Business**

Dave introduced Kim Chick from Around The Clock, Inc. He invited her to speak regarding the services they provide.

They are a full management company including accounting services. In the past few years, they have been working with Fairwood Greens regarding CC&R's.

The Board discussed all services with her and asked questions.

Based upon this, she will be sending a quote for services to the Board.

### **Covenant Enforcement**

All homes in violation were discussed.

The meeting was adjourned at 8:45 pm.

The next two meetings of the Fairwood West Homeowners' Association will be **Thursday, February 21st at 7:00 pm in Study Room #4 of the Fairwood Library (17009 140<sup>th</sup> Ave SE)** and Thursday, March 14th at 7:00pm, in the Banquet Room of the Renton Park Chapel (16760 128<sup>th</sup> Avenue SE).

All residents are welcome to attend.

Respectfully Submitted,

Barb Simeona

### **Outstanding Action Items:**

Jan – Handbook of processes for new Board Members