

Board of Directors Meeting

March 19 2019

MINUTES - approved April 16, 2019

Location: Lacey Fire District Station #34, 8407 Steilacoom Drive SE

Directors present: Chris Sherin, President

Gregg Langer, Vice President

Lee Robbins, Secretary

Beckie Weatherford, Treasurer

Nancy White, Member-at-Large (CC&R)

Judi Denney, Member-at-Large (Events)

Directors absent: None

Called to order: 6:30 pm by Chris

**Secretary’s Report**: Minutes for February 2019 were not available at the meeting.

**Treasurer’s Report:**

* Lot 2033 - delinquent fines - paid
* Lot 3035 - promissory note sent for signature
* 12 lots had asked for extensions of 2019 dues - 10 paid, 1 promissory note and 1 unpaid
* 30 lots are delinquent for 2019 dues, notices have been sent and calls will start being made
* VF Accounts
  + Lot 3158 - paid in full
  + Lot 1095 - requested payments and the board agreed to the payment schedule of $80 a month
  + Lot 3138 -0 email 3/6/19 requested to pay the account off excluding late fees. He would pay $329.55 - the board rejected his offer and wants the account to be paid in full. In addition to the delinquent dues, this lot has $759.12 in delinquent fines that have not been sent to VF.

**Architectural Review Committee (ARC) Report:**

* 3 new submissions to report.
* 3222 - new roof was approved

**Covenants, Conditions, & Restrictions (CC&R) Report:**

* 1 letter with fine sent
* No new report as efforts were suspended until clarification of the CC&R Guidelines is obtained

**Communication Report:**

* 32 calls - 3 ARC, 2 CCRs, 2 gate codes, 25 dues

**Events Report:**

* **Upcoming Easter Egg Hunt - Judi coordinating. Nan to post on NextDoor, Facebook and signs at entrances to neighborhood regarding candy donations.**
* **Hunt will be held April 20, 2019 - 12 noon**
* **Yard Sale to be weekend of May 17th.**

**Shoreline Restoration Committee Report:**

* Board voted to give SCJ Alliance the go ahead to start the Base Maps and Permitting Stage of the shoreline restoration

**Maintenance Report:**

* Dock Status - preliminary estimate for dock repair is $500-$750. The board agreed that the maintenance committee should move forward with the repair
* Clean up from the snow storm continued

**Old Business:**

* Lot 1001: Property lines were measured by board member and the area in question seems to be in the greenbelt. Chris to talk to homeowner
* 2017 Audit Committee - Diane Rigby gave the results of the audit. With only a couple of minor errors, the audit passed. A more indepth audit of petty cash was held on March 11th due to discrepancies found. The cause of the discrepancy was identified and the correction was made.
* Lot 3137 - answer letter received from attorney - Chris will work with our attorney,

**New Business:**

* Common area insurance underwriting requirements letter. .
  + Maintenance volunteers will add bark chips, etc to eliminate the possibility of trips and falls on the path to the lake due to exposed tree roots . Pea gravel will also be added to the playground area in order to meet the required levels. Jeff Heard and Chris Sherin researching playground rules and regulations. Beckie will answer the letter.
* Thurston County Crime Reports for February 2019 not available
* Nan White will be the “keeper of the keys”
* Vote to waive the CPA audit of the 2018 books - will work to have this vote out by end of May.
* Lee Robbins, Secretary of the Board, turned in his letter of resignation at the beginning of the meeting. Nan White agreed to take over as Secretary until another volunteer for the board could be found.

**Adjourned:**  7:48 pm by Chris