



Homeowners Association

2218 Hickory Drive

Anacortes, WA 98221

Meeting Time: 5:00 pm Location: Steve Cox's Home

Board Members Present: Steve Cox
Tom Johnson
Paul Dofton

Guests: None

Approval of minutes for Board Meeting of January 14, 2003, the Annual Meeting of January 21, 2003 and Special Board Meeting of January 28, 2003, to approve election of Board Officers.

The minutes were approved and are posted on the website.

Treasurer's Report:

The checkbook balance as of 02/10/03 is \$4444.60.

Old Business

Fence Painting at Lot #35

The Board agreed to grant variance on fence color for lot 35, provided, that fence is properly maintained.

[Item Closed]

Fence Standard and Enforcement

The owner of Lot #16 (PII) is the only other homeowner who has yet to comply with the Board adopted fence standard. It was decided to carry this item forward to the Board meeting in March to allow discussion by full Board.

[Ongoing Item]

Entrance Improvement & Maintenance

Paul presented a final document. Bids for common area maintenance are to be returned to Paul Dofton by 2/23/03. Bid packages were sent to Total Home, Simply Yards, Garners, Antelmo, Choice, Four Seasons and Lawn Salon. **[Action Item: P. Dofton]**

Retention Pond Maintenance

Mosquito control pellets have arrived and will be used next spring in our retention ponds. **[Item closed until spring]**

Common Area Encroachment Lot #1 (PI)

Work has not been completed by February 2003. The Board will continue to review the work in progress and inspect the work when advised by the owner. **[Ongoing Action Item: All members]**

Power Outage / Chronic Accident Letter

It was agreed to hold this item until the Board meeting in March 2003. **[Action Item: Steve Cox]**

Lot #39 Storage Shed

A concern was received regarding the "storage shed" that recently appeared on Lot #39. Harry contacted the new owner and explained the CCRE&R requirements. The owner will review the requirements and submit the appropriate plans for Board review. Harry suggested that the owner call him if he had any questions. **[Ongoing Action Item: Harry Chandler and All members]**

Welcome Packets to New Residents

Recent Past Board President voiced a concern about the effectiveness of getting welcoming packets to the new owners. It appears that we cannot always count on the title companies to accomplish this task. He suggested that the new board review this issue. The Recent Past Secretary/Treasurer pointed out that the Secretary usually is the first to receive the information when a sale is in the closing stages. There is no way to know whether or not the title companies are passing the information onto the new owners. The Board will review the procedure to keep new homeowners welcomed and informed. **[Ongoing Action Item: All members]**

Standard Operating Procedure (SOP) manual

The Board decided to table this item.

[Item Closed]

New Business

Parkside I, Lot 14-Storage Shed

The Board discussed a response and Paul Dofton will draft a letter to the owner after researching setback and other issues with structures.

Mailbox at Entrance

The Board discussed requesting the owner of the mailbox at the entrance to Parkside concerning removing it to another location. **[Action Item - Tom Johnson]**

Real Estate Sign at Front Entrance

The Board discussed the real estate sign at the front entrance and the need to remove it from the area .

[Action Item - Tom Johnson]

Parkside Progressive Dinner

Parkside Progressive Dinner is being set up for March 15th by Ann Giboney, Terry Oliver and Carolyn Cox. All reservations should be in to Carolyn Cox by 1 March.

Next meeting at 5:00 pm, March 11, 2003, at Paul Dofton's

Meeting adjourned at 6:20 PM.

