



Homeowners Association

2218 Hickory Drive

Anacortes, WA 98221

Board of Directors

Minutes of Meeting for July 9, 2001

Meeting Time: 5:00 pm	Location: Fred House's home
Board Members Present:	Harry Chandler Fred House Craig Smith Jo Rockwood
Board Member Absent:	Dave Storkson
Guests:	None

Approval of minutes for Board Meeting of 6/12/01

The minutes were approved and are posted on the website.

Treasurer's Report:

The report was submitted, approved and is posted on the website. The ending balance as of 6/30/01 is \$7,198.56.

Old Business

Lot #16 [P II] / Lot #14 [P I] Common Area

No change in status since last month. The item is shelved. **[On the shelf]**

Forest Conservation Program

Harry stated there was no change in status from the previous meeting and that we were approximately \$1,000 way from securing the next five-acre parcel. **[Ongoing Item: H. Chandler] No change in status this month.**

Fence Painting at Lot 35 [P I]

Harry contacted the owner and asked that a different color be submitted that is more in agreement with the Board approved standard. Harry also advised the listing realtor of this unresolved issue. The Board approved standard was established basis input from Parkside owners. The owner stated they refused to do this and has cited many reasons they feel are appropriate as to why they shouldn't comply with the Board standard. The owner indicated that they felt the issue would have to be resolved legally. Harry asked the owner to provide in writing how they desired the fence to be refinished. Harry will contact our attorney regarding any legal action that should be taken. **[Ongoing Item: H. Chandler]**

Fence Standard and Enforcement

Fred noted that he sent an email to all Parkside residents regarding the fence-finishing scheme adopted by the Board. The email requested a future date/timeline from the fence owner by which they will finish their fence and comply with the Boards scheme. Although sent globally to all residents it was specifically directed to fence owners - but no specific lot owner with a non-compliant fence was identified. Fred attributed this as the reason only one response was received and that owner misunderstood the intention. The weathered gray fences in the neighborhood have been identified and Fred will draft and send another email message, as well as a hard-copy letter (with Board approval), to the following lot owners requesting this timeline; (Parkside I) 5, 10, 11, 12, 15, 16, 28, 30 – (Parkside II) 15, 16. While not felt a need at this time, Harry will also discuss this with the attorney while discussing the fence painting issue at Lot 35 [P I]. **[Action Item: F. House, H. Chandler]**

CCRE&R Proposed Changes

Email balloting has been somewhat slow as it was discovered that some of the membership's email address have changed (or were erroneous) and those members have not informed the Sec/Treasurer of their new address. It was noted by Harry that a 70% affirmative (52 of the 74 lots) vote is required for approval. At the time of the meeting, the current tally is 44 YES and 6 NO. Board members will attempt to contact those members who have not yet voted. **[Action Item: Board members]**

Boat Trailer Storage Lot 5 P II

At the time of the Board meeting it was noted that no resolution to the boat on the trailer has taken place at this home. Fred noted that the owners were sent a letter (on June 20) asking for intervention with their renters. It was suggested that a Board member tape a copy of the CCRE&Rs (or at least the pages from it regarding the storage of the boat) and a phone number where he can be contacted to the front and back doors of this home.

The day after the Board meeting Fred received an email response from the lot owners identifying the person at the rental agency who was to take action on this issue. A Board member will also contact this rental agency as a follow up. A further follow-up by Fred met with the renter Tuesday evening, 10 July at 9:30 PM. The renter understands and will comply in removing the boat and trailer from street view. **[Action Item: C. Smith; F. House]**

Cherry Tree Survey

No decision has been made regarding the cherry trees at this time. The Board will decide in the next few months the fate of those trees. **[Ongoing Item: Board members]**

Entryway / Common Area Work Party

Fred met with John Childs and asked his opinion regarding the photinia at the front entrance. It was suggested to remove all the photinia on the "entrance side" of the Parkside entryway and replace them with complimentary evergreens that already exist there. The photinia on the "exit side" will be trimmed, but not removed. Some of the thorn bushes will be trimmed and possibly more photinia will be planted in its place to hide the remaining thorn bushes. Fred will email the membership with a reminder of the 28th of July as the work-party date. **[Action Item: Fred House]**

Tree Removal in the Common Area between Lot 3 P I and Lot 3 P II: Who Pays?

Fred met with the owners of the two lots and stated that the Board will pay 50% of the cost of the tree removal and the two owners pay the remaining 50% (25% each). This was acceptable by all and a bid of approximately \$600 from The Angry Loggers was received and approved after several bids from other loggers. Fred will issue a check from the Board when the work is completed. **[Action Item: Fred House]**

Noise and Activity at Lot 38 P I

A letter was sent (approx 15 June) to the owners of Lot 38 requesting they turn down the radio volume in the evening hours when “working” on automobiles in their driveway. It was noted by a Board member that other instances have occurred since the letter was sent. However, the Board received no further complaints. A letter will be drafted and sent to the surrounding neighbors stating that the owners of Lot 38 were sent a letter from the Board members regarding the noise complaint and instructing the neighbors to call the local police if they feel this noise becomes excessive. **[Action Item: Fred House]**

Board Member Leaving

Fred received a response from Mitch Everton stating he would like to become a member of the Parkside Homeowners Association Board. No others volunteered for the position such that an election would have been necessary. The Board approved Mitch as Jo Rockwood’s replacement. The Board thanks Mitch very much for volunteering to serve on the Board. .

New Business

Single Family Residence issue with Lot 29

Harry noted that the home that was for sale on Lot 29 has sold. The concern was raised regarding the two couples and children that plan to move in. Harry understood that both families are “blood relatives”. The Board agreed that the above specific arrangement does not constitute a violation with the stated intention of “single family residences” in the CCRE&Rs. **[No action required]**.

Insurance Review

Harry noted that a review of our insurance policies is currently underway. Various agencies will be contacted for bids. **[Ongoing Item: H. Chandler]**

Next meeting at 5:00 pm on August 7, 2001 (Tuesday) at Fred House’s home.

Meeting adjourned at 6:15 PM.