

**ANNUAL MEEETING
PARKSIDE OWNERS ASSOCIATION**

MINUTES OF MEETING

February 20, 2001

Meeting time: 5:30 p.m. Location: The Depot

Board Members: Present: Harry Chandler John Giboney
 Fred House Craig Smith
 Dave Storkson Jo Rockwood [Future]

Owners Present: 23 homes were represented via a sign-in sheet

Introductions:

John Giboney, President, introduced the current Board Members. He also indicated that he would be stepping down this year having completed his term. Fred House has also completed his term of office but has expressed an interest in continuing on the Board. Jo Rockwood was introduced as the new Board Member. It was explained that she and her family will be moving in August or September but she has offered and the Board has accepted the proposed arrangement for her to be a Board Member until she leaves. As there were no more nominations then vacancies the Board was elected as stated.

Treasurer's Report and Budget:

Dave Storkson reviewed the Year 2000 actual expenses vs. Year 2000 budget and the proposed year 2001 Budget. An explanation of the major differences was provided. Dave and John discussed why the Board felt it was appropriate to approve an annual dues increase to \$125 per year. It was explained that while the Board had the authority to raise the dues without consulting with the Owners it was also felt appropriate to cover the issue at the Annual Meeting before any dues statement were mailed. The absence of any concern raised by the owners present over the increase provided the desired support for the decision.

Summary of Activities: (Enclosure 1 & 2)

John provided an overview of the major events and activities by the Board and Association on Year 2000.

Conservation Easement Program:

Harry Chandler provided an overview and current status of the Parkside Conservation Easement Program. It was suggested by one of the owners that it would be good to send out a separate status letter as opposed to simply proving the status in conjunction with other Parkside Association news.

C. C. & R. Reminders:

John reviewed the list of critical C.C. & R. reminders. Harry indicated that the Board planned to address several C. C. & R. issues this coming year to provided needed clarity in the following areas: (1) fences, (2) repainting, (3) roofs, and (4) carports. If anyone would like to provide input in these areas they were encouraged to contact one of the Board Members. Of course any changes to the C. C. & R's would require approval by the membership.

Owner Concerns:

Owners raised several concerns. In regard to fences and roofs it was recommended that there be clear standards available for the appropriate maintenance of fences and roofs via stains and wood preservatives. One question raised was whether the "orange" appearance of some fences and roofs that have been preserved is simply keeping the cedar it's original un-weathered appearance or should only a weathered look be appropriate. It was emphasized that roofs and fences are very expensive items and thus it is important that the owner have options to assure the item's proper preservation. Some owners claimed that the "orange" appearance provided better protection then a "weathered" appearance stain/preservative. It was also requested that the owners have an opportunity to provide input to the standards development process as opposed to simply voting on the end product. E-mail and a website were suggested as the best solution to accomplish this input opportunity. One owner offered assistance to develop the website. The Board agreed to pursue these items and welcomed continued owner input.

The owners and Board thanked John for his year of service to the Board and especially for his time as President.

Upon hearing of no other concerns all were reminded of the Parkside Potluck Dinner on March 10, 2001 and the Annual Meeting was adjourned at 8:30 PM.

Post Meeting Board Meeting:

Following the Annual Meeting the Board met briefly and elected Harry Chandler, President; Dave Stockson, Treasurer and Fred House, Secretary.

The Board also met with the owners of Lot # 24 [P I] concerning the design of their driveway. A concern had been raised regarding the appearance that a turnaround in the driveway would visually encroach into the Common Area road to the retention pond. The discussion concluded that the owners would provide the Board with a landscape plan for the Board's review and approval. The plan will clearly show the separation between the driveway extension and the Common Area.

Enclosure 1

ANNUAL PARKSIDE OWNERS MEETING

FEBRUARY 20, 2001

AGENDA

INTRODUCTIONS

TREASURER'S REPORT AND BUDGET

FEE INCREASE

SUMMARY OF ACTIVITIES

FOREST CONSERVATION CAMPAIGN UPDATE

CC&R REMINDERS

OTHER TOPICS?

Enclosure 2

SUMMARY OF ACTIVITIES - 2000

- **JULY 15TH WORK DAY**
- **9 HOUSE PLANS, SETBACKS AND LANDSCAPE PLANS**
- **MEMORANDUM OF AGREEMENT WITH BUILDER**
- **ENTRANCE SIGN REPAIR**
- **VARIOUS QUESTIONS, REQUESTS AND ISSUES ADDRESSED**

1 SETBACK

VARIOUS TREE REMOVALS

1 STRUCTURE

WESTWOOD ENCROACHMENT

ANNUAL FEES

- **FOREST CONSERVATION INITIATIVE CONTINUED**
- **ENTRANCEWAY HOLIDAY WREATHS**