

North Creek Association Annual Meeting
October 23, 2018
Red Lion Meeting Room

Present: Luke Kroiss, Julie Struble, Andy Gunderson, Lynn Andrews, Shannon Thomas, Mike St. May, Deb Frolander, Mayvis Schwab, Laura O'Daly, Rob Mc Gauley, Carol Keehnen, Brenda Dixon, Peggy Zanetti, Moe Thiri, Amanda Schooker, Peggy Solum, Chuck & Maureen Collins, Janet Clardy, Rick S, Rhonda Mills

BUDGET 2019

The president, Andy opened the meeting with a discussion regarding the 2019 budget. He explained anticipated additional expenses for next year: mole control, a pay raise for Landscaper Matt, fence repair on 240th property line and potential greenbelt fence repairs. Discussion followed regarding the landscaper Matt and his irregular schedule. He did not show up weekly as expected and at times worked on weekends. Andy indicated that he had told Matt he could work on weekends if needed to accommodate his other work. A question was raised regarding Matt's contract; Andy said he had been unable to locate an existing contract. A suggestion was made that one be created for next year and that weekend work should be an exception and kept to as few as possible. Another suggestion was that the grass be cut shorter next year.

A question was asked about our Reserve account; Luke reported that we have approximately \$13,000.00 in the account.

Another question was asked regarding the Association's insurance policy. Andy said it is a liability only policy, which would cover the Association in the event someone were to fall or be injured on the property.

A vote was taken on the proposed 2019 budget; it was passed by the majority.

HOMEOWNERS DUES

Andy explained the need for an increase in Homeowner dues next year. In the past we have had miscellaneous repairs done by Rob, at a significant savings however going forward we need to be prepared for the expense of hiring outside sources for some repairs. In addition to the mole control and fence repairs we have a service which will winterize the sprinkler system, at a cost of approximately \$250.00, and ongoing streetlight bulb replacements, so there is a definite need for additional funds to ensure we have enough funds to pay for those miscellaneous expenses to avoid tapping into our Reserve Fund. A \$10/month (\$85 monthly dues) was recommended.

A vote was taken for the increase to Homeowners Dues; it passed by the majority.

BOARD MEMBER ELECTIONS

Next item on the agenda was upcoming vacancies on the Board. Both Andy, the president, and Cara the vice president have opted to end their term early. Julie & Luke as joint Treasurers also said they would step down if someone else wanted the role or they would stay on if no one did. It was suggested that going forward the change in board members be staggered so that some board knowledge would be present for oncoming new members. Andy did offer to be available to help the new members transition.

Rob McCauley volunteered for president, Laura O'Daly for treasurer and Janet Clardy was nominated (and agreed to) vice president. Andy did note that if no one wanted the VP role Sophia volunteered for that role.

A vote was taken and Rob, Laura and Janet were all elected to the 2019 board effective January 1, 2019.

HOMEOWNER EMAIL GROUP

The attendees were asked to provide their email address so that we could have a means to keep everyone informed of upcoming meetings/events or need to know news, upcoming services, board agenda items or the need for volunteers for a work party etc. The email information will be kept confidential within the board and will be sent out in blind copy to protect everyone's information. (Most present provided their email information)

NOTE ON FUTURE MINUTES

The minutes for future meetings will be distributed via email. If you did not provide your email at this meeting or would like to change the email associated with your address, please send a message to pres.nchoa@gmail.com with your name, street address, and preferred email. Thank you!

A handwritten signature in black ink, appearing to be the initials 'M' and 'C' written in a cursive style.