

Candlewood Ridge – Carriage Wood Homeowners' Association
Minutes of the Meeting
July 15th, 2014

The following is a summary of the meeting minutes and is not yet approved by the board.

Board Members Present: Valerie Frazier, Alicia Follette, Catherine George, George McGill, John Utz, and Don Nelson

Others Present: Two homeowners.

This monthly meeting was called to order at 7:00 pm at the King County Sheriff's Office – Fairwood Storefront.

Fire Department Report: No fire department report was available.

Police Report:

Last month in Fairwood there were 151 calls for service that generated a case report. Eight were in our area. One was burglary, one was fraud, one was a civil issue, one was a phone threat, one an animal problem, one was a suspicious person, one was a mail theft and one was a family disturbance.

Approval of Last Month's Minutes: A motion was made to approve last month's meeting minutes. It passed.

Homeowner Concerns:

The homeowners that were present were there to talk about what needed to be done to correct a new fence that had not been installed according to the ACR form that was approved. The Board listened to their concerns and asked questions. Pictures were reviewed that showed the old fence as well as the new fence.

Committee Reports:

Treasurer's Report:

The report was reviewed and everything is in order. We are still undecided about what we should do with the basketball court in the CW park.

ACC Report:

We are now accepting ACC requests via e-mail when the form does not need paint chips. (All paint chips must be mailed or hand delivered.) Catherine has reviewed the web site's documentation and does not feel that it needs to be modified to reflect the use of e-mail. The approved roofing list has caused some issues. A roofing company has stated that weight is no longer a good indicator of quality. Catherine has investigated and found that weight is still a good indicator of quality. She will present a revised list of approved roofing materials at the September Board meeting.

ACC requests were:

13 paint

1 driveway replacement

4 fence
2 roof
1 gutter replacement
1 garage door replacement
1 shed

Common Areas Maintenance Report:

- Reminder to all Homeowners – It is our responsibility (Not King County’s) to keep the street drains clear. Please clear the debris and leaves from the drains by your house and at the ends of your street.
- We continue to have branches and trees fall onto the paths at CR Park. Please contact me at commonareas@crcwhoa.org or call 425-738-8611 #80 and leave a message if you notice any trees or branches at either park or any of the Common areas or entrances.
- Reminder all dogs must be on leash – this is a King County Law as well as our policy in our HOA Parks.
- King County Sheriff Patrols and requests will now be coordinated by the CAM Chair and monthly reports will be submitted before each monthly meeting. Please contact the Board with any areas of concern and we will do our best to accommodate.
- We had Canber cut down 5 trees in CW Park that were leaning toward a HO’s house. They hauled away all the wood and debris.
- Canber wire brushed and cleaned the 6 Brick Entrance Signs at the 3 CW Entrances.
- I had Soos Creek W & S unlock and turn on our water for the sprinkler systems. As is required now every year we must get the Backflow Inspection done – I ordered that and Canber will turn the sprinklers on this week. We are starting every other day for 20 minutes in the early morning hours.
- Please keep a watch for suspicious Activity and call 911
 - Reminder:** Our parks are private parks which exist for the use and enjoyment of HOA residents, their families and guests. They are not public parks. Our park usage rules apply to everyone. Following are some of the rules that have been established to maximize safety, and minimize liability and maintenance cost:
 - A. Park Hours: 9:00 am to dusk.
 - B. No Smoking, alcohol, drugs, loud music, golfing, motorized vehicles or **Fireworks** are allowed.
 - C. Animals must be leashed and owners are responsible for cleaning up after their animals.

Complaints Negotiations Report:

There were several new complaints resulting from the postcard project this Spring.

Legal and Insurance Report:

Some legal expenses resulted from cleaning up old paperwork. Our insurance policy is up for renewal.

Cul-de-Sac Committee

No report this month.

New Web Site:

The new web site became live on May 1st. Catherine is the focal if someone has an issue

Capital Improvement Committee:

Please contact the board if you have any ideas for Capital Improvements.

Nominating Committee

John Utz is chair, Catherine George is a member. There is one old open Board position. There will be two Board positions up for reelection in 2015. If you are interested in serving on the Board, please contact a Board member or attend a monthly meeting.

Old Business:

No old business

New Business:

No new business

Roles for the 2014 HOA Board Members

Valerie Frazier	President
John Utz	Nominating Committee Chair/Vice President
Alicia Follette	Complaints
George McGill	Common Areas Chair/Cul-de-sac Chair
Don Nelson	Legal and Insurance/Treasurer
Catherine George	ACC/Web Master/Reporting Secretary

Special Topics: Visit our Website and contact the HOA via Email at:

Web – www.crcwhoa.org

Email – president@crcwhoa.org

If you would like to give us your email address in order to be added to our email announcements please send your info to bookkeeper@crcwhoa.org.

Please visit us on Facebook also.

A motion was made to adjourn the main meeting at 8:20pm.

The Board met in executive session to discuss the fence issue. Catherine will write a letter to the homeowner with the Board's decision. The Board will review the letter before it is mailed.

Next Board Meetings:

- August 19th, 2014 (It is expected that there will not be a quorum so the meeting will be very short.)
- September 15th, 2014
- October 21st, 2014
- November 18th, 2014
- December 16th, 2014

Annual Meeting:

- January 27th, 2015 7:00 at Fairwood Community United Methodist Church

Board meetings are usually held at **7:00 pm.** at the Sheriff's Office, Albertson's Shopping Center.

All Homeowners are welcome to attend.