

**Candlewood Ridge – Carriage Wood Homeowners' Association**  
**Minutes of the Meeting**  
**December 15th, 2015**

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

**Board Members Present:** Alicia Follette, Catherine George` and George McGill

**Others Present:** One homeowner

This monthly meeting was called to order at 7:07 pm at the King County Sheriff's Office – Fairwood Storefront.

**Fire Department Report:** There was no report this month.

**Police Report:**

Last month there were 105 calls for service in Fairwood that generated case reports. Two were in our HOA area. One was a family fight and one was an attempted theft of some stuff from a driveway. The homeowner caught the person and made her put it back. I am sure that there have been unreported thefts of package left on porches as that is the crime of the season this year.

**Approval of Last Month's Minutes:** The last month's minutes were approved.

**Homeowner Concerns:**

A homeowner called the HOA about a tree that fell on her property. However, the tree had been growing on someone else's property, not on HOA common ground, so the homeowner was advised to contact the property's owner.

**Committee Reports:**

**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](mailto: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.
- Canber reported to me that there were 2 large bags of residential garbage put into 2 of our garbage cans last week. Please let us know if you see anyone putting large bags of garbage into our cans – this is against the law.
- 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.
- 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.

### **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.)

ACC requests for this month were:

1 gutters

### **Complaints Negotiations Report:**

There was one complaint that was a repeat offender.

There was a discussion about how to handle homeowners who have not responded to the issues they were notified about via the postcard project. It was decided to send them a first complaint letter.

### **Treasurer's Report:**

The 2015 budget is looking good.

### **Legal and Insurance Report:**

There were no issues to be discussed.

### **Cul-de-Sac Committee**

- The work on the Planter/Island at 156<sup>th</sup> Pl. SE in Candlewood Ridge has been completed.
- Canber cut down both tall trees and left the wood for the HO's to use.
- Canber also removed the broken curbing and about 2 feet of dirt at the very back side of the Island as well as a Juniper bush, to make it wider and easier for the large trucks to drive around.
- Superior Asphalt removed the old asphalt that had been damaged by the tree roots and removed all the roots, installed crushed rock and new asphalt.
- They then installed new curbing where the cut back was done, merging with the old curbing.
- Total cost came to \$6127 less the \$3000 from Waste Management the HOA cost came to \$3127.
- We will probably do one or maybe two more Islands in 2016.

### **Web Site:**

Catherine is working on putting a FAQ page on the web site. She needs ideas for subjects to be discussed on the page.

### **Capital Improvement Committee:**

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

### **Nominating Committee**

Catherine George is the only current member. There are two old open Board positions. If you are interested in serving on the Board, please contact a Board member or attend a monthly meeting.

### **Old Business:**

None

**New Business:**

The Board will start to work on the annual meeting presentation.

Alicia would like to revise the welcome packets. Ideas for improvements are welcome.

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](mailto:bookkeeper@crcwhoa.org). No one will see your email and we will not give it to anyone.

**Roles for the 2015 HOA Board Members**

Alicia Follette	Complaints
George McGill	President / Common Areas Chair / Cul-de-sac Chair
Don Nelson	Legal and Insurance/Treasurer / Vice President
Catherine George	ACC / Web Master / Reporting Secretary
Carol Nyseth	Member at Large
Open position	Member at Large
Open position	Member at Large

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

Web – [www.crcwhoa.org](http://www.crcwhoa.org)

Email – [president@crcwhoa.org](mailto:president@crcwhoa.org)      [info@crcwhoa.org](mailto:info@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](mailto:bookkeeper@crcwhoa.org).

Please visit us on Facebook also.

**Executive session:**

None

A motion was made to adjourn the main meeting at 8:07pm.

**Next Board Meetings:**

- January 19<sup>th</sup>, 2016
- February 16<sup>th</sup>, 2016
- March 15<sup>th</sup>, 2016
- April 19<sup>th</sup>, 2016
- May 17<sup>th</sup>, 2016
- June 21<sup>st</sup>, 2016
- July 19<sup>th</sup>, 2016
- August 16<sup>th</sup>, 2016
- September 20<sup>th</sup>, 2016
- October 18<sup>th</sup>, 2016
- November 15<sup>th</sup>, 2016
- December 20<sup>th</sup>, 2016

**Annual Meeting:**

- January 26<sup>th</sup>, 2016      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.