

**Candlewood Ridge – Carriage Wood Homeowners' Association**  
**Minutes of the Meeting**  
**March 15th, 2016**

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

**Board Members Present:** Alicia Follette, Carol Nyseth, Catherine George, Dan Nelson, Don Nelson, George McGill and Holly Jensen.

**Others Present:** None

This monthly meeting was called to order at 7:02 pm at the King County Sheriff's Office – Fairwood Storefront.

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

**Police Report:** There was no report this month.

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

**Homeowner Concerns:**

One homeowner had asked George if there was a way to get a dump truck to his back yard via the Lake Youngs trail. George gave him the name of someone who might be able to help.

**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 cut down the dead tree in the cul de sac Island on 153 Ct SE.
- Canber did the work at the CR Entrance – it was determined that the old clock and wiring were in too bad of condition to repair and recommended DC (battery operated) Control valves instead of the old AC (110 volt) style. They also inspected all sprinkler heads and replaced as needed. The work was done at a cost of \$2595.00
- I had another HO contact us about a dangerous tree between their house and the Apt's – I do not know who owns this land but will start by contacting the Apt's then King County. Follow up to this from last month – I met with a surveyor and it will cost about \$4500 to survey the property line. He suggested maybe tracking down the Deed for the Apts. Might tell us what we need to know. I will try to do that research.
- As I reported last month – I contacted King County Roads about a Stop sign in CW and a street sign in CR. They came out and replaced the stop sign with a new one with a metal pole and reinstalled the street sign deeper into the ground.
- Last month Someone left a used double sink at the CR Entrance with a Free Sign on it , this month

they left another large shelf unit of some sort – we do not allow this – if you observe something like this or anyone dumping large garbage bags into our HOA Garbage cans please write down their license number and report them to us – this is against the law.

- Twice this month we again have had personal household garbage (Large kitchen size bags) left in our cans at CR. I went through the bags and found info with the owner's name (they live in our HOA ) – Sam took it and gave it back to them with a warning. I am recommending we move the cans down into the Park out of sight from the Street. The ones at the very South end may present a problem as this area has a very high cliff. We are going to discuss this more at length during the HOA Meeting.
- 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.) We discussed the issue of homeowners wanting to paint their house a color other than the approved muted earth tones. We decided to not approve a request for blue paint as blue has been problematic in the past.

ACC requests for this month were:

- 1 siding replacement
- 3 roofs
- 2 landscaping
- 2 paint
- 2 fence
- 1 mail box replacement

### **Complaints Negotiations Report:**

We discussed what we could do with a roof complaint.

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

The 2016 budget is looking good. (Report had been sent out to Board member earlier.)

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

We are having problems serving one set of paperwork as we cannot find the house's owner. (Report had been sent out to Board member earlier.)

There were no insurance issues this month.

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

No report this month.

### **Web Site:**

Catherine is still working on putting a FAQ page on the web site but had no report this month. She noted that she had added some dated to the calendar.

### **Community Events:**

We had a discussion of the Easter Event preparations.

### **Capital Improvement Committee:**

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

### **Nominating Committee**

No report this month.

### **Old Business:**

Carol has not started the approved house colors project. Dan will pick up color samples for her. The postcard project timeline was discussed and approved.

### **New Business:**

No new business this month.

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**

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

### **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 8:26pm.

### **Next Board Meetings:**

- 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 24<sup>th</sup>, 2017 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.