

**`Candlewood Ridge – Carriage Wood Homeowners’ Association
Minutes of the Meeting
September 19th, 2017**

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

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

Others Present: A representatives from the Fire Department

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

Fire Department Report: The Fire Department is responding to the concerns of area residents about safety this month. The fires, floods and earthquakes around the nation and in Mexico have caused people to start to consider their reaction in an emergency. You should do the following:

- Do a home hazard hunt
- Practice drop, cover and hold (not “triangle of life”)
- Secure things in place so they do not fall on you
- Check to be sure your home is bolted to the foundation
- Be prepared to turn off natural gas if your have it in your house with a non-ferrous wrench
- Go to the FEMA website for more information
- Also go to <http://makeitthrough.org>
- Make a plan, build a kit, and help each other out

July had 11 fires and 8 emergency medical service calls responded to by the Renton Regional Fire Authority as well as 2 rope rescue calls.

Police Report: Last month in Fairwood there were 125 calls for service that ended with case reports being taken. Only 5 were in our HOA area. A fraud where some stolen checks were cashed, one suspicious circumstance, two larcenies, a DV vandalism and a DV court order violation.

No burglaries, no stolen vehicles.

Traffic contacts: 14

Parking contacts: 11

Citizen contacts: 10

Note – it is illegal to park on the sidewalk or to block a driveway.

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

Homeowner Concerns:

There was an issue brought up to George before the meeting about storm drains along Petrovitsky. The home owner had been calling the County to clean the drain. The last time she was told it was the HOA’s responsibility. We did not feel that the HOA was responsible but that it should be either the County or the H.O. George will look into the issue.

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 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
- We received notice from a HO about 2 dead trees in the CW Park. I went through the park with the tree guy and he gave us an estimate for about 20 trees and or branch removals. Total cost \$7850 plus tax.
- I asked Canber for a quote to clean area by the big tree that was set on fire to help with visibility from the sidewalk and street and also to extend two play areas at CW Park to make room for the new toys. The price for both will be \$2595 plus tax.
- Now that Fall appears to be here we are turning the sprinklers off.
- We have been asked why King County doesn't clean and maintain the retention pond on SE 183rd Dr. – I have tried several times to get them to come out but I never get any response, I did not get a response but left 2 messages.
- PLEASE keep your street drains clear. The County does not do this it is up to each Homeowner to keep the street drains by their house clear. This means any street drain in front or on the side of your lot.
- 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 accept ACR requests via e-mail when the form does not need paint chips. (All paint chips must be mailed or hand delivered.) It has been noted that paint requests have been received lately without paint chips as well as requests without ACR forms. All requests must be accompanied by ACR forms which must be signed, include a valid address and phone number and, if for paint or stain, must include paint chips and note which paint is for what part of the house (body, trim, deck, gutters, door, ...).

ACC requests for this month were:

- 1 landscaping project
- 1 tree removal
- 1 window replacement

1 ramp
6 paint
2 roofs
1 gutter replacement
1 deck replacement
2 mail box replacements
2 fences

Complaints Negotiations Report:

No new complaints.

Treasurer's Report:

All is going well.

Legal and Insurance Report:

No report this month.

Community Events Committee

There is some interest in a winter event of some kind.

Please note that, if a home owner wants to reserve a park, he or she should contact the CAM chair at commonareas@crwhoa.org or call 425-738-8611 #80 and leave a message.

Cul-de-Sac Committee

No report this month. George will check on the remaining planting areas.

Web Site:

No report this month.

Capital Improvement Committee:

No report this month.

Nominating Committee

No report this month.

Old Business:

No old business this month

New Business:

The 2018 annual meeting will be on Monday January 22 next year as Tuesday is not available.

There was some discussion about maybe setting up an emergency preparedness discussion on our Facebook page. There was also some talk about the new retirement community that is being planned near Rite Aid for about 350 residents.

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@crwhoa.org. No one will see your email and we will not give it to anyone.

Roles for the 2017 HOA Board Members

George McGill

President / Common Areas Chair / Cul-de-sac Chair

Dan Nelson Vice President / Treasurer
Catherine George Reporting Secretary / ACC Chair / Web Master
Alicia Follette Complaints
Carol Nyseth Member at Large
Holly Jensen Community Events Committee Chair
*Don Nelson Legal and Insurance
* Volunteer, not a Board Member

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

Web – www.crcwhoa.org

Facebook - Candlewood Ridge/Carriagewood HOA

Email – president@crcwhoa.org info@crcwhoa.org architecture@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.

Executive session:

There was a session this month.

A motion was made to adjourn the main meeting at 8:30pm.

Next Board Meetings:

- October 17th, 2017
- November 21st, 2017
- December 19th, 2017
- January 16th, 2018
- February 20th, 2018
- March 20th, 2018
- April 17th, 2018
- May 15th, 2018
- June 19th, 2018
- July 17th, 2018
- August 21st, 2018
- September 18th, 2018
- October 16th, 2018
- November 20th, 2018
- December 18th, 2018

Annual Meeting:

- January 22th, 2018 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 on the third Tuesday of the month. All Homeowners are welcome to attend.