

Candlewood Ridge – Carriage Wood Homeowners’ Association
Minutes of the Meeting
January 21st, 2020

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

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

Others Present: 3 home owners, a Fire Department representative and Sam, our sheriff’s representative.

This monthly meeting was called to order at 7:04 pm at the King County Sheriff’s Office – Fairwood Storefront.

Fire Department Report: The Fire Department wants to remind everyone that you should not leave your Christmas trees up too long. Dried out evergreen trees should be removed as soon as possible after Christmas. Winter Heating Tips: 1) Keep anything that can burn at least 3 feet away from heating equipment. 2) Keep a three-foot kid-free zone around open fires and space heaters. 3) Never use your oven to heat your home. 4) Have a qualified professional inspect and clean your chimneys and heating equipment annually. 5) Remember to turn portable heaters off when leaving the room or going to bed. 6) Always use the fuel specified by the manufacturer for fuel burning space heaters. 7) Make sure the fireplace has a sturdy screen and ensure that the ashes are cold before putting them in a metal container that is kept a safe distance away from your home. 8) test smoke alarms monthly. 9) Never use grills that produce carbon monoxide inside your home.

Police Report: This month there were 76 calls for service that generated case reports in Fairwood. 4 were in our HOA area. One car prowl, one simple assault, one family disturbance and one robbery of a citizen.

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

Homeowner Concerns: A homeowner asked about approved house colors. We do not have a list of approved colors. They are approved individually. But the main color and the trim must be muted earth tones. A question was brought up about the condition of the street after PSE did some gas work. It is believed that the road will be repaved this summer.

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 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. Also PLEASE use the provided Mutt Mitts and pick up after your dogs. Many thanks to you polite Dog Owners that do pick up after your dogs.
- We have had more problems with the Basketball Hoop and the Shed. The adjusting tool went missing, both locks are gone, and the shed has been damaged again. Somebody gave the combo out or left the locks off and the group of ‘Out of area’ teens were seen using the Basketball Court. The adjusting tool has since been turned in by a Homeowner’s Son who was forced off the Court by these teens. We are

going to lock up the hoop and shed with keyed locks and they will remain locked until a solution can be found. The Board has tried everything we could think of and are asking the Homeowners who want to use this Court to form a committee and come up with solutions. Please contact- president@crwhoa.org.

- The 3-year contract with our Landscape Co. expires Jan 30, 2020. They have submitted a new bid for 3 years –
At a 5% increase, \$2390 per month, \$28680 per year. I propose we accept it.
- 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, ...). If you want to speed up your notification, be sure that your email address is clearly written.

ACC requests for this month were:
1 roof replacement

Complaints Negotiations Report:

There was one complaint - a barking dog. Please note that the complaints mentioned in the minutes do NOT include complaints generated by the annual walk thru unless specifically noted.

Treasurer's Report:

There were no problems, everything looked good. We are under budget on many items and the rest are know issues such as the increase in our insurance payments after the lawsuit was settled.

Legal and Insurance Report:

One house that has been vacant for 10 years in CR will have papers filed for a sheriff's sale.

Community Events Committee

Need volunteers

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.

Web Site:

No report this month.

Capital Improvement Committee:

No report this month.

Nominating Committee

One person has indicated an interest in joining the Board.

Old Business:

The annual meeting presentations need to be finished. The annual meeting is next week.

Both Anna and Holly will have to stop serving on the board due to other obligations. Both have terms that are up in January. That means that the board will be down 3 board members. We need volunteers. Also, if no one steps up to volunteer to run it there will be no Easter Egg Hunt or summer event.

George will rent a projector for the annual meeting since we cannot use the one that we have used in the past.

George will also remind the lawyer about the ACC guidelines.

The new contract with Canber was discussed and approved.

New Business:

There was 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. No one will see your email and we will not give it to anyone.

Roles for the 2019 HOA Board Members

George McGill	President / Common Areas Chair / Cul-de-sac Chair
Catherine George	Reporting Secretary / ACC Chair / Web Master
Alicia Follette	Complaints / Treasurer
Carol Nyseth	Vice President
Holly Jensen	Community Events Committee Chair
Anna White	ACC Member
*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:

None required this month.

A motion was made to adjourn the meeting at 7:45pm.

Next Board Meetings:

- February 18th, 2020
- March 17th, 2020

- April 21st, 2020
- May 19th, 2020
- June 16th, 2020
- July 21st, 2020
- August 18th, 2020
- September 15th, 2020
- October 20th, 2020
- November 17th, 2020
- December 15th, 2020

Annual Meeting:

- January 28th, 2020 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.