

Candlewood Ridge – Carriage Wood Homeowners’ Association
Minutes of the Meeting
October 20th, 2020

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

Board Members Present: Carol Nyseth, Catherine George, George McGill, Ian Ludwig.

Others Present: 1 homeowner

This monthly meeting was called to order at 7:00 pm virtually via WebEx

Fire Department Report: The report is attached at the end of the minutes

Police Report: No report this month

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

Homeowner Concerns: None this month

Please note: DO NOT PARK ON SIDEWALKS. It is always illegal but is even more a problem with people trying to walk using social distancing guidelines.

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@rcwhoa.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.
- Three trees fell in CR Park during the storm we had last week. One fell directly across 179th and the other 2 fell onto a Homeowners property. Luckily there was no damage in either case.
- We had all the water shut off at the Parks and CR Entrance.
- King County has contacted us about possible work on the retention pond in CR in Div.3. They are having a Skype meeting this Thursday which I have been invited to attend. They will discuss what they intend to do at the meeting.
- King County is now in Phase 2 which means playgrounds are now open, but please use common sense and keep the recommended 6 ft distance. The Pickleball net has been put up and the lock is off the Basketball hoop. The HOA Board is going to be keeping a close watch on behavior. The graffiti has been primed with white primer now it just needs to be painted, we are not keeping the adjusting tool, BB hoop lock or padlocks in the shed any longer.

- 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.

Due to the pandemic the ACC will consider ACRs with virtual paint chips but only when there is no question as to whether they would be approved. We will continue this policy throughout 2020 and will re-evaluate in 2021 to determine if this can become permanent.

ACC requests for this month were:

- 5 paint
- 2 roof replacements
- 1 shed
- 1 garage door replacement
- 1 tree removal
- 1 A/C unit installation
- 1 fence
- 1 replace siding
- 1 replace windows
- 1 driveway/retaining wall/deck and fence

Complaints Negotiations Report:

No new complaints for October.

I took care of the one from last month (major landscaping/no ACC compliance). I went by and spoke to the HO and his landscaper, who happened to be there. We chatted and he said that he wasn't aware, although his landscaper said he mentioned it to him. I didn't belabor the point and, I left him with 2 ACC forms and an envelope, so he could send it in immediately and be compliant. 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:

Reports look good. Voted to increase dues by 3% and accept the proposed 2021 budget

Legal and Insurance Report:

No report this month

Community Events Committee

We need volunteers. The Easter Egg Hunt was cancelled due to the lack of volunteers and the COVID-19 crisis. The Garage Sale and Summer Event are also canceled for the same reasons.

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

Cul-de-Sac Committee

Cul-de-Sac Committee Report – October 2020

- Inspected all 18 Cul-de-Sac Islands and 5 Retention Ponds within the last week.
- All bushes, grass and tree maintenance in good condition.
 - o Due to wind storm, some small branches have fallen but all are less than ½ inch diameter – no major limbs have fallen from trees on Islands or Retention Ponds
- No Islands recommended for renovation at this time – no change in Island score for October.

On-going Issues/Concerns

- Next time Camber performs any Bark application within the neighborhood, most of the Islands and Retention Ponds could use an update. Most are looking pretty bare.

Web Site:

No report this month.

Capital Improvement Committee:

No report this month.

Nominating Committee

We still have an open position on the Board.

Old Business:

The virtual meetings are working for us. Homeowners who want to attend can request the information from George at president@crcwhoa.org.

Signage at park is still under review but there have been only 2 volunteers to work on this. We will postpone discussions until Spring. BB hoop and pickleball are available and being used.

New Business:

Annual Meeting: cannot use church so will have annual meeting online. Proxies must be sent in as they must be signed.

We voted on the 2021 budget and dues increase.

Please note that non safe and sane fireworks are illegal in the HOA because they are illegal in unincorporated King County. Three years ago we had a house in our HOA burn down due to fireworks.

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 2020 HOA Board Members

George McGill	President / Common Areas Chair
Catherine George	Reporting Secretary / ACC Chair / Web Master
Alicia Follette	Complaints / Treasurer
Carol Nyseth	Vice President

Open Community Events Committee Chair
Ian Ludwig ACC Member / CAM Member
Randy Vermillion ACC Member / Cul-de-sac 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:

None required

A motion was made to adjourn the meeting at 7:20pm.

Next Board Meetings:

- November 17th, 2020
- December 15th, 2020
- January 19th, 2021
- February 16th, 2021
- March 16th, 2021
- April 20th, 2021
- May 19th, 2021
- June 15th, 2021
- July 20th, 2021
- August 17th, 2021
- September 21st, 2021
- October 19th, 2021
- November 16th, 2021
- December 21st, 2021

Annual Meeting:

- January 26th, 2021 7:00 ~~at Fairwood Community United Methodist Church~~ For the duration of the current coronavirus emergency it will be held via telephone. All Homeowners are welcome to attend. Please contact the president of the board for connection instructions at president@crcwhoa.org

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. However, for the duration of the current coronavirus emergency they will be held via telephone. All Homeowners are welcome to attend. Please contact the president of the board for connection instructions at president@crcwhoa.org



RENTON REGIONAL FIRE AUTHORITY

WORKING TO MAKE OUR COMMUNITY SAFER, HEALTHIER, AND STRONGER



OCTOBER 2020 HOA UPDATE

- **October is Fire Prevention Month.**

This year's theme-

“Serve Up Fire Safety in the Kitchen” Home cooking fires were the leading known cause of fires in Washington last year, causing 12 civilian injuries and \$7.2 million in loss.

October's Fire Prevention Month focus for this year:

- The leading cause of fires in the kitchen is unattended cooking.
- Stay in the kitchen when you are frying, boiling, grilling, or broiling food. If you are simmering, baking, or roasting food, check it regularly and stay in the home.
- Always keep a lid nearby when cooking. If a small grease fire starts, slide the lid over the pan and turn off the burner. Leave the pan covered until it's cool.
- Keep anything that can catch fire away from your stovetop.
- Loose clothing can hang down onto stove burners and catch fire. Wear short, close-fitting, or tightly rolled sleeves when cooking.
- Have a “kid-free zone” of at least 3 feet (1 metre) around the stove and areas where hot food or drink is prepared or carried.

In a fire, mere seconds can mean the difference between a safe escape and a tragedy. Fire safety education isn't just for school children. Teenagers, adults, and the elderly are also at risk in fires, making it important for every member of the community to take some time every

October during Fire Prevention Month to make sure they understand how to stay safe in case of a fire. *Source:* [NFPA](#)

- **Reminder: November 1st, 2020!**

Drive Safely as it gets Darker

- Slow down to compensate for limited visibility and reduced stopping time.
- Aim your headlights correctly, and make sure they're clean
- Even though the route may be familiar, don't go on autopilot; stay alert.
- Don't touch your phone, eat, drink or do other things that are distracting.
- Dim your dashboard.
- Look away from oncoming lights.
- If you wear glasses, make sure they're anti-reflective
- Clean the windshield to eliminate streaks.

Source: National Safety Council-Drive Safely as it gets Darker