

Candlewood Ridge – Carriage Wood Homeowners' Association
Minutes of the Meeting
January 15th, 2013

The following is a summary of the meeting minutes.

Note – we are considering eliminating these minutes from the Fairwood Flyer. Please contact the board or attend the monthly meeting or annual meeting if you have a concern with that action. It would save the HOA about \$6000.

Board Members Present: Curt Whitaker, Valerie Frazier, George McGill, Catherine George, John Utz, Alicia Follette and Don Nelson

Others Present: A current renter in the association

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

Fire Department Report: None

Police Report:

- There were 137 calls generating a case report in the Fairwood area. Only 3 of those were in CR/CW HOA area:
 - One mail theft
 - Two death investigations (both natural)
- There were 11 traffic contacts and 10 parking contacts but no contacts with people in the parks after hours.

A more complete list of the police blotter can be found at the Fairwood Community news website: <http://www.fairwoodcommunitynews.com/index.html>

Approval of Last Month's Minutes: A motion was made to approve the December meeting minutes. It was passed.

Homeowner Concerns:

A renter who attended the meeting volunteered his church to help with the Easter event (March 30th) as well as possibly helping with the annual garage sale (May 17th and 18th). We are seeking someone to help with ads in the local papers as well as someone to coordinate the summer event (if we have one). The HOA will reimburse expenses for paid ads.

Committee Reports:

Treasurer's Report:

We discussed the written policies about lien and transfer fees. A motion was made and passed to approve the transfer fees document after adding an effective date and revision indication. The Web master will look into putting a copy somewhere available from the Web page.

ACC Report:

ACC requests slowed down with just two fencing requests.

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@crwhoa.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 have had illegal dumping at CR Park. Please keep an eye out for cars parked at the Park after hours – write down license number and description of car in case there is vandalism. If you see anyone placing large bags into our garbage cans please write down the license number and let us know.
- As reported last month (because of cars entering the park) we had larger and more rocks installed at CR Park. The first time they were not quite correct, so I had them come out again and reset them as originally requested.
- 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. We have decreased the number of hours of patrol for the winter, so we will be able to increase in the Spring and Summer.
- In regards to the cul de sac island maintenance committee – please contact me if you would like to offer input.
- 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.

Complaints Negotiations Report:

Reminder to all homeowners: All complaints must be signed and mailed in. They cannot be accepted via e-mail. If you get a letter, please contact the committee with your plans or issues. (For example, if you cannot do some work until an ACC form has been approved.)

Capital Improvement Committee:

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

Legal and Insurance Report:

No report.

Nominating Committee

John Utz is chair, Catherine George is a member. There will be two open seats next year. No report was provided.

Old Business:

The Fairwood Flyer is costing the HOA about \$6000 per year. The Board is considering canceling it after the 2013 annual meeting minutes have been published. There will be a vote about this in the annual meeting next week. There has been one e-mail in favor of dropping the contract. Individual homeowners can subscribe but the CRCW HOA minutes will not be published in it after February.

The Board talked about the slideshow presentation for the annual meeting. Don is in charge of putting it together and will provide the laptop and projector. Valerie will handle the check-in and voting (with help) and has reserved the church.

Roles for the 2012 HOA Board Members

John Utz	Legal and Insurance/Nominating Committee Chair
Alicia Follette	Complaints
George McGill	Common Areas Chair
Don Nelson	Treasurer
Catherine George	Reporting Secretary
Valerie Frazier	ACC/Vice President
Curt Whitaker	President

New Business:

None

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

Web – www.crcwhoa.org

Email – president@crcwhoa.org

A motion was made to adjourn the meeting at 7:49 pm.

Next Board Meetings:

- February 18th, 2013
- March 18th, 2013
- April 16th, 2013

Annual Meeting:

- January 22nd, 2013 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.