

**Candlewood Ridge – Carriage Wood Homeowners' Association**  
**Minutes of the Meeting**  
**October 18th, 2022**

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

**Board Members Present:** Alicia Follette, Catherine George, Dave Clark, Dawna Hart, George McGill, Ian Ludwig and Randy Vermillion

**Others Present:** One homeowner and Sam (police officer)

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

**Fire Department Report:** See end of minutes.

**Police Report:** This month in Fairwood we had 99 calls for service that ended in case reports being taken. Three were in our HOA area. Two Vandalisms and one car prowl.

Please note, that, due to a TikTok challenge, KIA cars are being stolen at an alarming rate. If you have a KIA car, either put it in the garage or block it in. Due to recent law changes, the police cannot chase most stolen cars and thus they are usually found abandon somewhere.

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

**Homeowner Concerns:**

Most of the homeowner concerns were in the CAM report but there was a concern about blackberries. We might look into using goats for blackberry control where they are damaging trees.

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, parents with strollers and mobility challenged people using walkers.

**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.
- If you see a damaged street sign or one that is hidden by branches or bushes, please call and report it to King County Roads Maintenance – they have a 24-7 phone number 206-477-8100 or 1-800-527-6237 or email [maint.roads@kingcounty.gov](mailto:maint.roads@kingcounty.gov). They will need the exact address or intersection.
- 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 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 increased our Sheriff Patrols in our HOA to 24 hrs. per week, all at night and on random days and times.
- We had the sprinklers turned off and Canber will winterize the irrigation system soon.
- We were notified of two trees in CW Park and one in the CR Pipeline area that are dead and in danger of falling. I have ordered Canber to cut them down.
- 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. See above for our increased Patrols.
- 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 or U.S mail. We have noticed 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 functioning phone number and, if for paint or stain, must include paint chips or specific manufacturer and name/code so it can be found on the web 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. **Paint samples are required even if painting the same color as existing.** Approvals are good for up to 180 days.

The ACC will consider ACRs with virtual paint chips but only when there is no question as to whether they would be approved.

ACC requests for this month were:

2 paint

1 roof

2 landscaping

**Complaints Negotiations Report:**

No complaints this month,

**Treasurer's Report:**

Reports look good. We approved the proposed 2023 budget as well as the dues increase of 3%

**Legal and Insurance Report:**

No report this month

**Community Events Committee:**

We need volunteers. The Easter Egg Hunt was held due to two volunteers stepping up at the last hour.

The Garage Sale was canceled because no one volunteered to help. We had three volunteers step up for the Summer Event (AKA BBQ).

**Cul-de-Sac Committee Report – October 2022**

- Inspected all 18 Cul-de-Sac Islands and 5 Retention/Detention Ponds within the last 2 days
  - Trees, plants and general maintenance:
    - All Island plantings in good maintenance
  - Retention/Detention Pond Issues:
    - None
  - Issues:
    - Island #8 (SE 178<sup>th</sup> Ct) has garbage truck tire tracks going over a portion of the island.
    - Island #11 (SE 178<sup>th</sup> St) has a traffic cone left over from the renovation – is that Cambers?

Please note that, if a homeowner wants to reserve a park, he or she should contact the CAM chair at [commonareas@crwhoa.org](mailto:commonareas@crwhoa.org).

**Web Site:**

Ian is working on the new site. He will set up a new email addresses via gmail as the current one is overloaded easily.

**Capital Improvement Committee:**

No report this month

**Nominating Committee**

Currently we have no open positions on the Board.

**Old Business:**

We agreed that both dumpsters and PODS should have an approved ACR that agrees that they will be entirely on the private property (not on the sidewalk or road) and have an agreed upon delivery and removal date. Both dumpsters and PODS will be approved for up to 60 days which can be extended if the Board approves. If anyone sees a new dumpster or PODS, let the bookkeeper know. We are working on an official policy for these items. We are waiting for Jennifer (our lawyer) to send us examples of what other HOAs are doing.

Jennifer sent us a copy of what other HOAs are using for signed and flags. We approved the policy, with some modifications, in principle, but will vote on the new policy in the November Board meeting.

**New Business:**

We talked about setting up an online portal for paying HOA dues. We will set up a method to pay the entire annual dues (no interest or fines), with the homeowner paying the cost (about 3%).

We talked about the annual postcard project, which is taking a lot more time each year and is becoming awkward. We need to scale back the time it takes the bookkeeper to track the effort. The review will take place in 2023 but the results may be handled by the Complaints chair. Because of the cost of stamps, the issues may be communicated via email instead of U.S. Mail.

**Please note that non safe and sane fireworks are illegal in the HOA because they are illegal in unincorporated King County.** In the past 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](mailto:bookkeeper@crcwhoa.org). No one will see your email and we will not give it to anyone.

**Roles for the 2022 HOA Board Members**

George McGill	President / Common Areas Chair
Catherine George	Reporting Secretary / ACC Chair
Alicia Follette	Complaints / Treasurer
Dawna Hart	Member at Large
Ian Ludwig	Vice President / ACC Member / CAM Member/ Web Master
Randy Vermillion	ACC Member / Cul-de-sac Chair
David Clark	Member at Large
*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](http://www.crcwhoa.org)

Facebook - Candlewood Ridge/Carriagewood HOA

Email – [president@crcwhoa.org](mailto:president@crcwhoa.org) [info@crcwhoa.org](mailto:info@crcwhoa.org) [architecture@crcwhoa.org](mailto: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](mailto:bookkeeper@crcwhoa.org).

**Executive session:**

No session this month

A motion was made to adjourn the meeting at 8:18pm.

**Next Board Meetings:**

- November 15<sup>th</sup>, 2022
- December 20<sup>th</sup>, 2022
- January 17<sup>th</sup>, 2023
- February 21<sup>st</sup>, 2023
- March 21<sup>st</sup>, 2023
- April 18<sup>th</sup>, 2023
- May 16<sup>th</sup>, 2023
- June 20<sup>th</sup>, 2023
- July 18<sup>th</sup>, 2023
- August 15<sup>th</sup>, 2023

- September 19<sup>th</sup>, 2023
- October 17<sup>th</sup>, 2023
- November 21<sup>st</sup>, 2023
- December 19<sup>th</sup>, 2023

**Annual Meeting:**

- January 24<sup>th</sup>, 2023      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](mailto:president@crcwhoa.org)

Monthly board meetings are usually held at **7:00 pm.** at the Sheriff's Office, Big Lot's Shopping Center on the third Tuesday of the month. All Homeowners are welcome to attend. Please contact the president of the board if you have issues with attending in person at [president@crcwhoa.org](mailto:president@crcwhoa.org)



# SAFETY SPOTLIGHT

Renton Regional Fire Authority

FIRE AND LIFE SAFETY EDUCATION

## October 2022

### Halloween Safety

Everyone loves a good scare on Halloween, but not when it comes to child safety. There are several easy and effective behaviors that parents and community members can share with kids to help reduce their risk of injury.

#### Top Tips for Halloween Safety:

1. Decorate costumes and bags with reflective tape or stickers. If possible, choose light colored costumes for better driver visibility while walking on dark roads.
2. Masks can obstruct a child's vision, try using non-toxic paint and/or make-up instead.
3. When selecting a costume make sure it is the right size to avoid trips and falls.
4. Popular trick-or-treat hours are 5:30-9:30 so be sure to be especially aware of children out.
5. Have kids use glow sticks or flashlights to help them see and be seen by drivers.



### October is Fire Prevention Month

100 YEARS  
1922-2022

NFPA FIRE PREVENTION WEEK™

"Fire Won't Wait. Plan Your Escape™" has been announced as the theme for Fire Prevention Week™, October 9-15, reinforcing the critical importance of developing a home escape plan with all members of the household and practicing it regularly. In addition, this October represents the 100th anniversary of Fire Prevention Week, the nation's longest-running public health observance on record.

This year's Fire Prevention Week campaign theme, "Fire Won't Wait. Plan Your Escape," addresses challenges that remain.

According to NFPA data, home — the place people feel safest from fire — is actually where they are at greatest risk, with three-quarters (74 percent) of all US fire deaths occurring in homes. When a home fire does occur, it's more likely to be serious; people are more likely to die in a home fire today than they were in 1980.

A contributing factor is that today's homes burn faster and hotter than they used to, minimizing the amount of time they have to escape safely. In a typical home fire, people may have as little as two minutes (or even less) to get out from the time the smoke alarms sounds.

Following are key messages behind this year's "Fire Won't Wait. Plan Your Escape" theme:

- Make sure your home escape plan meets the needs of all your family members, including those with sensory or physical disabilities.
- Smoke alarms should be installed inside every sleeping room, outside each separate sleeping area, and on every level of your home. Smoke alarms should be interconnected so when one sounds, they all sound.
- Know at least two ways out of every room, if possible. Make sure all doors and windows open easily.
- Have an outside meeting place a safe distance from your home where everyone should meet.
- Practice your home fire drill at least twice a year with everyone in the household, including guests. Practice at least once during the day and at night.





### Significant Incident Monthly Summary: September 2022

- 1,671 Total Incidents (RFA Responses)
- 3 Significant Incidents
- 2 Significant Fire Calls
- 1 Significant Special Ops Calls

#### Incident Details:

- On Wednesday, Sept. 7th, Renton RFA responded to a trench collapse at a construction site in Station 15's area on the 1800 block of 38th Street. Renton RFA responded with Bellevue Fire Department, Puget Sound Regional Fire Authority, Tukwila Fire Department, South King Fire and Rescue, King County Medic One, Renton Police, Renton Public Works, 1 Chaplain and 1 ladder unit, 2 engines, 1 aid unit and 2 officer rigs for a total of 16 RFA personnel. Units arrived on scene to an individual buried in soil in a trench between 18'-19' deep. RFA personnel were initially assigned rescue and triage then the scene became a recovery operation. Medic One crew pronounced the individual deceased. The medical examiner and L&I arrived at the scene to investigate, and City of Renton Public Works crews secured the trench as the Renton Chaplain and Police established communication with the victim's family. The Public Information Officer (PIO) gave pertinent updates and communicated regularly with the media.
- On Saturday, Sept. 10th, Renton RFA responded to a building fire in an abandoned residence in Station 12's area on the corner of Edmonds Ave NE and NE 16th St. Renton RFA responded with Tukwila Fire, King County Medic One and 1 ladder unit, 4 engines, 1 aid unit, 2 officer rigs and 1 investigator unit for a total of 20 RFA personnel. Units arrived on scene and brought the fire under control quickly. The building was searched in the half of the house that was structurally sound and the crew declared an "all clear".
- On Tuesday, Sept. 20th, Renton RFA responded to an apartment building fire in Station 11's area on the 2000 block of SW Sunset Blvd. Renton RFA responded with King County Fire District #20, Tukwila Fire and 1 ladder unit, 2 engines, 1 aid unit, 1 officer rig and 1 investigator unit for a total of 14 RFA personnel. Units arrived on scene to a fire on the 2nd floor of a 4-story apartment building with the alarm sounding and the building partially evacuated. The crew made their way to the source of the smoke – an exterior deck fire. They extinguished the fire then performed a search of the perimeter and affected units before calling an "all clear".



For more information, please visit our website: <https://rentonrfa.com>