

Minutes for meeting.

Start at 6:20pm.

Art Lander

Phil Heil

Remington Gomez

Curtis Johnson

Minutes from last meeting were unanimously approved.

Delinquency report is in the Chron.

Community discussion:

Barb asked if we could paint the exercise room.

Other resident asked if we could trim the bushes by the parking spots behind building 11

Old Business:

- 1) External lights are on order – will be scheduled when the lights arrived.
- 2) Clubhouse door – Lake Washington Windows & Doors – looking for $\frac{3}{4}$ or $\frac{1}{2}$ door. Need to get a quote from Codell because Milguard doesn't carry them. Updated quote for \$8385.68 from McLeod for both doors. Waiting on updated proposal from Lake Washington on the Codel.
- 3) Parking lot **restriping** – still waiting on the quote from the contractor. *For Red Curbs*
- 4) Deck railing – Steve DePew still working on the drawings – expected in the next couple of weeks. Will be another month for permitting process – Hopefully we can get a couple of buildings done by fall.
- 5) Nobody signed up to help out with parking enforcement. Phil will schedule a meeting to discuss with the board.
- 6) Reserve study with Curtis. This visit was a short spot check. Most of the data that they use comes from the HOA. The different deck styles (elastomeric vs vinyl) is causing some uncertainty in the numbers for the deck reserve numbers. The windows keep coming up as an issue in the reserve study – Len to resend the information about owners being responsible for windows. Should we be doing a “building envelope inspection” on the buildings. Limited to the outside – may catch problems with water incursion. Len to get bids on Building Envelope Inspection.
- 7) Pressure washing bids coming in next week. Lakeview pro wash does a softwash instead of pressure wash. Did a sample area on building 5. We're getting a quote.
- 8) Buildings 3 and 4 foundation inspection from Nelson. No issue with the retaining wall but need to address the issues on the foundation walls. Len getting some quotes on fixing the foundation.
- 9) Plantings on buildings #11 and #13 are done (vinca)

New Business:

- 1) Master policy renewal. Len got a loss report and is asking for a competing quote. Board needs to turn it around quickly – July 8th is the deadline.
- 2) Sealcoat bid for asphalt. \$7500 for sealcoat. Striping and painting with crack sealing for \$10,300. Sealing should last 5 years. Will have to work through phases to get the work done.

Board unanimously approved the budget spend. Need to work out the logistics on getting the work done.

- 3) Redid the deck on the treadmill, cables and pins.
- 4) Pete is repainting the chimney and a frame facia boards. He's going to paint the workout room too.
- 5) Davey tree service report. There were a number of trees that were healthy (\$2280) that do not need to be taken out. Board discussed the dying Madrona behind 12. A pine and willow behind garages. Trim building 11 pine- check into root cutting to save the parking spot. Trim mimosa by building 13. Cut out pines by 5 and 7. Pine by building 2 garage. Trim fountain side maples. Big leaf maple by 1 needs to be trimmed. Cut out the little pine between 1 and 3. Trim back the limb from large pine. Remove pine by building 9 trash dumpster. Remove katsura next to that pine. Also talked about placing a dogwood between 3 and 4 where we lost the tree last winter.
- 6) 8-103 – Salvadogo delinquency.
- 7) 9-101 – need access to 9-201, 9-301 all at the same time.

Executive Session

Meeting Adjournment: 7:55pm