

# **Minutes for September 10<sup>th</sup>, 2012 Nisqually Estates Homeowner's Association [HOA] Board Meeting**

HOA Board Members Present: Rob Mendel, Frank Symanski, Staci Dilg, Alison Brackett and Denise Smith.

HOA Board Members Not Present: none.

Other Homeowners Present: none.

1. Meeting opened 6:03 pm, 10425 Brighton Street SE.
2. A motion was made and seconded to formally approve the August 6<sup>th</sup>, 2012 Board Minutes. **Approved 5-0.**

### **3. Treasurer's Report**

- a) Financial Status - Checking \$5,958.23; Savings \$6,504.34.
- b) 2012 Dues Status - To date 110 out of 120 homeowners have paid dues for 2012. No change from previous month.
- c) Lien Status: Total number of liens - 24, Number of Properties with Liens - 11. No change from previous month.

### **4. Architectural Control Committee (ACC) Report**

- a) New Plans - 3 submitted, 3 approved.
- b) Observations and Violations - Conducted on August 26<sup>th</sup>, 2012 with emphasis on home painting. The ACC will send emails and letters to homeowners who need to repaint with the intent of giving them a year to plan, save money and submit their ACC design review requests.

### **5. Old Business**

- a) Lawn Care for vacant lots – Rob has contacted Bank of America again regarding the lawn care for house number 10415.
- b) Result of Seeking Nomination notices – no interest from homeowners.

- c) Compression Break Sign on WA 507 – Frank is researching and pursuing the possibility of having the city place a sign restricting the use of compression brakes in front of the neighborhood to reduce noise levels.

6. **New Business**

- a) Insurance Update (Refund) – Rob has been working with Nicholson Insurance to receive a refund for unnecessary coverage for a water feature since 2003. Our renewed policy will not include the water feature coverage for a savings of \$750.00 a year.
- b) Annual Board Meeting Procedures – All meeting and nomination notices have been completed in accordance with By-laws. Annual meeting will be set up and ran same as last year.
- c) Remaining Funding of Annual Meeting – A motion was made and seconded to provide funds for up to 100 stamps as well as any necessary office and meeting supplies.  
**Approved 5-0.**

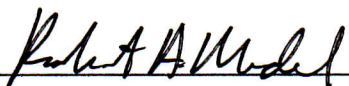
7. **Comments and Questions**


The Board discussed recent e-mails and roles of board members. Alison Brackett's verbal resignation was accepted by the Board. A motion was made and properly seconded to remove Alison from the TwinStar Credit Union account and add Rob Mendel as the responsible person and Frank Symanski as an authorized signer. **Approved 5-0.**

8. Next Board Meeting to be held on Monday, October 8<sup>th</sup>, 2012, 6:00-7:00 pm at 15331 105<sup>th</sup> Avenue SE.

9. Meeting closed at 7:18pm.

**Minutes approved by proper vote of the HOA Board as indicated by the signatures below.**

  
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