

## **Minutes for June 10<sup>th</sup>, 2013 Nisqually Estates Homeowner's Association [HOA] Board Meeting**

HOA Board Members Present: Rob Mendel, Steve Jasper, Rebekah Jordan and Amy Tribble.

HOA Board Members Not Present: Frank Symanski.

Other Homeowners Present: none.

Guests: none.

1. Meeting opened at 6:01 pm at 15331 105<sup>th</sup> Avenue SE.
2. A motion was made and seconded to formally approve the May 6<sup>th</sup>, 2013 Board Meeting Minutes. **Approved 4-0.**
3. **Financial Report**
  - a) Financial Status – Checking: \$16,154.42; Savings: \$6509.26. Anticipated expenses for next month: Lawn Pros - \$733.73/mo. and PSE - \$39/mo; City of Yelm water bill – approximately \$210 per month during the summer; Yard Sale Expenses - not to exceed \$200.
  - b) 2013 Dues Status - To date, 115 out of 120 homeowners have paid dues for 2013. No change from last meeting.
  - c) Lien Status: Total number of liens – 19, Number of Properties with Liens – 7. No change from last meeting.
4. **Architectural Control Committee (ACC) Report**
  - a) New Plans – One new plan submitted and approved (1 - Roof).
  - b) Observations and Violations – 2 courtesy notices (trailers). These have been reconciled.
  - c) Repair work on common area fence drainage field completed. Golf course coordination for mutual fence repair partially completed.
  - d) Monthly maintenance work on vacant 10415 Brighton completed. Per owner, the lawn will be mowed at least once a month. Absent owner is bearing all expenses.
  - e) Main irrigation valve in front main entrance to be repaired at HOA cost. Major repairs and upgrade will be needed this year and the coming year to repair leaks and re-establish efficient coverage and conservation. Estimates are being obtained.

5. **Old Business**

- a) Community Park Plans considered: new park bench, two trees and raised bed flower bed using existing wood chip bed with memorial to Fallen Soldier. Estimate received from LawnPros but was considered beyond our budget this year. Estimate requested but never received estimate from Gordon's. We will have to consider improving/maintaining the park as a self-help project provided there is sufficient interest and participation from the community.
- b) Yard of the Month/Summer contest. Announcement will be posted on Facebook group page and Nisqually Estates public web site for neighborhood consideration. Votes will be tallied for final winner with recognition. Results posted by week prior to Labor Day with winner receiving a prize (\$50 gift card proposed).

6. **New Business**

- a) Need to remind residents of rules regarding picking up pet waste left in common areas, prohibition against burning garbage in residential areas and laws regarding fireworks.
- b) An electronic HOA newsletter will be emailed out and posted on the website in the near future, probably sometime in July.
- c) Community Yard Sale. Approved dates June 28-30, Fri-Sun. Rebekah Jordan is POC coordinating advertising and vendors. A motion was made and seconded to allocate up to \$200 toward the cost of conduct on this year's yard sale. **Approved 5-0.**

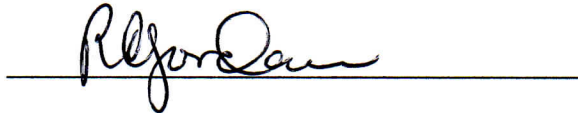
7. **Comments and Questions:** none.

8. Next Board meeting to be held on Monday, July 22<sup>nd</sup>, 2013, 6:00-7:00 pm at 15331 105<sup>th</sup> Avenue SE.

9. Meeting closed at 7:05 pm.

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

  
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