

Minutes for November 11th, 2013 Nisqually Estates Homeowner's Association [HOA] Board Meeting

HOA Board Members Present: Rob Mendel, Frank Symanski, Steve Jasper and Rebekah Jordan.

HOA Board Member Not Present: Amy Tribble.

Other Homeowners Present: none.

Guests: none.

1. Meeting opened at exactly 6:00 pm at 15331 105th Avenue SE.
2. A motion was made and seconded to formally approve the August 19th, 2013 Board Meeting Minutes. **Approved 4-0.**
3. **Financial Report**
 - a) Financial Status – Checking: \$10,210.84; Savings (Reserve): \$6,511.26. Anticipated expenses for next month: Lawn Pros - \$733.73/mo; PSE - \$39/mo; Annual legal fee \$500.
 - b) 2013 Dues Status - To date, 116 out of 120 homeowners have paid dues for 2013. One additional homeowner became caught up on dues.
 - c) Lien Status: Total number of liens – 17, Number of Properties with Liens – 6. One additional homeowner paid off two liens.
4. **Architectural Control Committee (ACC) Report**
 - a) New Plans – no new plans were submitted or approved.
 - b) Observations and Violations – no violations or courtesy notices.
 - c) Monthly maintenance work on vacant 10415 Brighton completed. The lawn is being mowed at least once a month. Absent owner is bearing all expenses.
 - d) Suggestion to look at house with broken garage door on 105th Ave SE near Farwest Ct SE. ACC will check it out.
5. **Old Business**
 - a) Community Park Progress Report. New signs have been ordered. Expected to be installed in later November. Video cameras to be ordered and installed also. Will post to Facebook and website blog when it is complete.

- b) The 2014 HOA Annual Billing of \$160 per homeowner will be sent out via email and regular mail by November 16th, 2013. All homeowners will receive a bill by either regular mail or email. Some will receive billing by both regular mail and email.

6. **New Business**

- a) A Holiday Lighting Contest will be conducted with a prize for a \$75 Safeway Gift Card.
Approved 4-0.
- b) No Board meeting will be scheduled for December. Board members will be prepared to conduct a video conference via Skype/Google if there is an emergent reason for a meeting.

7. **Open Forum for Comments and Questions:** none.

8. Next HOA Board meeting to be held on Monday, January 13th, 2014, 6:00 – 7:00 pm at 15331 105th Avenue SE.

9. Meeting closed at precisely 6:59 pm.

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




