

Minutes for July 21st, 2014 Nisqually Estates Homeowner's Association [HOA] Board Meeting

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

HOA Board Members Not Present: None.

Other Homeowners Present: Matt Eller.

Guests: None.

1. Meeting opened 6:00 pm at 15331 105th Avenue SE.
2. A motion was made and seconded to formally approve the June 16th, 2014 Board Meeting Minutes. **Approved 4-0.**

3. Financial Report

- a) Financial Status – Checking: \$13,221.70; Savings (Reserve): \$8,012.82. Anticipated expenses for next month: Lawn Pros - \$734/mo; Yelm Water \$250.
- b) 2014 Dues Status - To date, 118 out of 120 homeowners have paid dues for 2014. No change from last month.
- c) Lien Status: Total number of liens – 14, Number of Properties with Liens – 4. One homeowner paid off two (2) liens and is now in good standing.

4. Architectural Control Committee (ACC) Report

- a) Two (2) plans were submitted and approved (Roof, House Painting).
- b) Observations and Violations – Two violations/fines continue for severe lack of yard maintenance. Courtesy notices for yard maintenance, waste/recycling bins not being put out of view, fireworks and loose animal.
- c) Rebekah Jordan gave an update of the status of the park along with some ideas for further improvements, including painting, curbing and obtaining a new bench/picnic table.

5. Old Business

- a) A review of the fireworks complaints after the 4th of July was made along with the actions taken to help improve next year.

- b) Our Second Annual Best Yard of the Summer contest was announced this month. Prizes will be a \$50 gift card for first place and a \$25 gift card for second place. Board members and ACC members not eligible to win but may vote. The contest will be run the same way as last year with votes being taken in the form of Facebook, website comments and email.
- c) Next Yelm Area Chamber of Commerce Meeting is August 12th at 11:30 am.

6. **New Business**

- a) Next Annual Meeting. The board discussed setting the date, time and place for the next annual meeting in October. Will look at locking in Saturday, October 18th, 2014 at the same place as last year. Yelm Prairie Hotel Bald Hills Conference Room. **Approved 4-0.**
- b) Board Member Nominations and Annual Meeting Notice. The Board will actively seek homeowners in good standing who would like to fill the vacant Board position or be put on the ballot for a position on the Board of Directors at the next annual meeting. The Board will also make sure that at least 30 days notice (via email/letter as appropriate) is given prior to the annual meeting. **Approved 4-0.**

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

8. Next HOA Board meeting to be held on Monday, August 25th, 2014, 6:00 – 7:00 pm at 15331 105th Avenue SE.

9. Meeting closed at 6:46 pm.

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




