

**Meadow Wood Homeowners Association  
Board of directors Meeting  
May 16, 2007**

**Location:** Liberty Lake City Hall, 22710 E. Country Vista Blvd.

**Attendees:** Don Andrews, Bruce Bell, Scott Kingsford, John Korondy, Odin Langford, Gary Manthey, Sue Schneidmiller, and Dennis Scott.

**Absent:** Becky Kurtz, Karen Mack, Brendan Guenther, and Jon Swatzell

**Guest:** Joyce Andrews.

Dennis called the meeting to order at 6:55 PM.

**Approval of Minutes:** Approved.

**Agenda Changes:** None.

## **OLD BUSINESS**

### **Budget Review:**

There was a legal expense of \$347.00. What was it for? Details to follow.

### **Website:**

The contact number is an 800 number that does not get you to a person and is generic with other HOAs. It was recommended that the number should be for our HOA and not an 800 number.

**Enforcement:** All complaints have been addressed. The Board felt that non-drivable vehicles, i.e. one with a flat tire which has not been driven for days, should receive notices. The PM should respond to all complaints. Dennis to talk to PM. Much discussion as to what constitutes a non-drivable vehicle.

### **Park Reports:**

**Five Fingers:** Tree replacement should be addressed soon but Gary stated tree may not be within park boundary. Scott made a motion to have plat checked and Don seconded the motion. If tree is within park boundary will be replaced with 2"-3" caliper size tree. This size tree will also be used for future tree replacement.

**Little Bear:** Footings and bases are in place for new bears. Bears will be installed as soon as footings have cured.

**Pumphouse:** Pea gravel will be cleaned up soon. The reported dead trees are not dead and are leafing out.

**Splash Ad:** Nothing to report.

**Holiday Event Subcommittee:** Scott reported that the committee met with RPM. Besides a holiday project, other community events were discussed, i.e. blood drives. More information to follow.

**Street Light Transfer:** John K. and Odin asked to be deleted from sub-committee. 25 lights have been transferred.

**Fence Repairs:** Long discussion regarding HOA vs. home owners maintaining fences. A policy needs to be drawn up regarding this issue. Scott, Don and Bruce agreed to bring individual policy proposals to the next Board meeting.

## **NEW BUSINESS**

**Rules and Regulations:** HOA attorney cancelled meeting for the second time due to illness. Dennis brought up issue that HOA may need to change representation. Today at 4:30PM, attorney responded with apology and explanation. Included in e-mail was clarification of role of HOA CC&R in Washington as well as several other states. After discussion, a vote of 8-1 in favor of sending a letter to Mr. Means letting him know that we have done our homework and are prepared to enforce the CC&R regarding parking of boat on street. This also included sending a notice of a fine of \$250.00. It was recommended Rami to review letter. Motion to stay with Rami made by Gary and seconded by Scott.

**Swale Repair:** The Board move to repair the swale next to the golf course if owned by HOA. Bid of \$1150.00/tax will do total repair. If HOA does not own swale, issue will be referred to city. Motion to approve made by Gary and seconded by Bruce.

**Unkempt yard on Garry and Schneidmiller Ct:** Per RPM, the owner is an elderly lady with health and dementia issues who is unable to maintain her yard. RPM is taking over mowing and weed treatment. RPM has been in contact with owner's family to discuss problem. Kudos to Tom for his personal involvement.

**Summer HOA meetings:** Scott made a motion to abstain HOA meetings for the month of August. There was no second to the motion, therefore the meeting will continue on a monthly basis.

**The meeting adjourned at 8:40 PM.**

**Respectfully submitted:  
Sue Schneidmiller**