

Parkside at Woodbridge HOA

Minutes of the July 2012 HOA Meeting

July 23rd 2012, at Carolyn's home

Minutes taken by Fergus Stewart

Present

- Mike Gordon – Kappes Miller Management mgordon@kappesmilller.com
- Fergus Stewart – HOA President
- Carolyn Kitchens – HOA Treasurer

Mike opened the meeting at 6pm.

June financial statement

We contributed to the reserve, and remain up to date on contributions.

We burned down some of the excess pre-paid dues from previous months, and remain in good financial health.

There were \$82.40 in receivables.

Landscaping

Mike will ask ProGrass for their assessment of the efficiency of the sprinkler system.

There are many efficiency rebates available from the city and county; Mike will ask ProGrass for their recommendation on whether any of these may be worthwhile for us.

The sprinklers between 18878 NE 67th Way and 18874 NE 67th Way are spraying a lot of water onto the road. Mike will ask ProGrass to investigate this.

We spent \$591 to install a protected kerb in the grass verge outside 18874 NE 67th Way, after trucks had been driving over the corner.

Wireless fire alarms, to replace telephone lines

The phase 1 townhomes are still waiting on the Innovative wireless monitoring proposal. As soon as Mike has that, he will send us a copy, for review..

Martin's lawn

The work has been completed.

We will keep this item on the agenda, and actively monitor the health of the lawn.

Window cleaning

This is expected to cost around \$700.

It will likely be scheduled on August 20, or earlier if possible. We will notice unitowners in advance.

The service will include upstairs windows and skylights only.

However, individual unitowners will be able to make their own arrangements with the window washer, to have their downstairs windows washed at the same time, if they wish.

The HOA won't take on any responsibility for such arrangements between individual unitowners and the window washing company.

Proposed Fedex development nearby

The board has heard opinions from two unitowners on this, and so will not take any action as an HOA.

Mike advised that the matter may anyway fall outside the scope of concerns for the HOA.

Next Meeting

The next board meeting will be on Monday August 27th, at Carolyn's home.