

# HOA BOARD MEETING

6/9/22

Held at Brittany Kartchner's home, Brittany, Tracy Smith, Patrice Hiskey, Joe Beagley, Morgan Humphries and Lori Weekes were in attendance.

2 people have not paid their HOA dues for this year. One is dead. One is in California. It was decided that the people who are renting the home of the one who lives in California, to see if we can get a working phone number to be able to contact them.

The other home is in probate, so it will be investigated to put a lean on the home.

A discussion on the sprinkler system was had. There is a key that is needed to be able for us to program the sprinklers. Morgan is going to look into getting a key, so we don't have to wait on BOLLI to do the work for us.

The concrete has been put in the park by the playground equipment, but the benches have not been put on that concrete. Brittany is going to look into getting the benches and getting them installed. In that same park, 2 of the trees have died. It was determined that they will be taken out and not replaced.

There was concern about the pillars and the fence at the corners of clipper street. We took a little walk and went down to inspect them. There is significant deterioration to them. After looking at, and discussing them and the costs, it was determined that the pillars and fences will be taken out. The Card family can decide if they want to keep theirs and it will become their responsibility to care for it and keep it in repair. The stone and flagpole will remain.

With the new school and the marina opening again, the traffic on Harbor bay is increasing in quantity and in speed. Morgan is going to contact the city again to see if they will put in a speed bump to slow the traffic down.

## CC&R's

These are the changes made and voted on and approved by the board.

Pg. 13 Art. 5.6 The change will allow residents to have a fire pit. We went with the changes suggested by Brittany.

Pg. 14 art. 5.9 HB 82- garages to be4 built into accessory dwelling units. We can't prohibit that use anymore.

It was decided that people can use their garage for whatever they want, as long as the outside still looks like a garage. If residents want to change that look, it will need to go through the architecture committee.

Pg 14 art. 5.10 Delete

Pg15 art. 6.2, 6.3 Delete

Pg 17 art. 7.7 Delete

Pg 18 art. 7.10 Delete sentences 4,5,6,7.

Pg 19 art. 8.2.3 Take out Assessments, leave a percentage amount that can be raised each year.

Pg 19 art 11 The beginning part was changed.

Pg 20 art 8.2 Morgan's changes were accepted.

Pg 20 art. 8.3 Delete

Pg. 20 art. 8.4 Morgan's changes were accepted

Pg 20 art. 8.6 Leave it as it is

Pg 21 ar. 8.8 Leave it as it is

Pg 24 art. 8.13 Frank's changes were accepted

Pg 24 art. 8.14 Delete

Pg 24 Art 10.,2 Should be 9.2

Pg 24 art. 10.2 Delete sentence #6 and put in - Must be neatly maintained if visible.

Pg 24 art 11.3.2, 11.3.3,11.3.4, 11.3.5,11.3.7 Delete

Pg 31 Art 11.15 delete

The next meeting will be held in September after school has begun again!