

## The Silver Firs Homeowners Association

### Board of Directors Meeting

Date 3/9/2010

Directors Present: Doug Braid, President  
Bob Agopsowicz, Vice President  
Court Carter, Treasurer  
Darwin Schweitzer, Secretary  
Brian Jorgenson, Board Member

Also Present: Kelli Smith, CDC Management Representative

#### **Call To Order:**

The Board meeting of the Silver Firs Homeowners Association was called to order at 7:05 PM.

#### **Homeowners Concerns and Questions:**

Bonnie Aultman (Lot 514) was in attendance to check on the status of the drainage issue she is having on her property related to blocked drain lines on a neighbor's property. The owners of the property have yet to respond to repeated attempts by contact them. Kelli has called and sent both a regular and a certified letter on Feb 17th, but she has not received a notice of receipt. Doug dropped by twice and is going to walk over again this evening. There is no easement in place to access the drain lines, so the property owner must provide permission.

#### **Approval of Minutes:**

A motion was made to approve the 2/9/2010 monthly meeting minutes. Brian Jorgenson motioned, Doug Braid seconded, all approved, motion carried.

#### **ACC Review and Approval:** by Court Carter

Nothing! No roofs or fences. Reminder that for additions floor plans and elevations are required

#### **Fine hearings:**

Two Violation hearings

- Lot 26 with big black trash bags in the yard (House appears vacant)  
Doug Braid motioned to approve issuing a \$10/Day fine commencing 7 days after the letter goes out, Court Carter seconded, all approved, motion carried.
- Lot 203 with an inoperable vehicle up on blocks  
Court Carter motioned to approve issuing a \$10/Day fine commencing 7 days after the letter goes out, Bob Agopsowicz seconded, all approved, motion carried.

#### **CC&R Status Report:**

None

#### **Treasury Report:** by Court Carter

January report was received and SFHOA has \$75,000 in cash, with \$37,000 in outstanding receivables. \$5600 more funds available than budgeted for the month of January.

#### **Landscape Committee Report:** by Doug Braid

Lighting – Doug is checking on sign lighting

Trees – Board approved Turning Leaf's recommendation for mandatory removal of a 90ft Hemlock for Lot 281 at a cost of \$2400. Doug Braid motioned to approve, Court Carter seconded, all approved, motion carried.

Spring clean-up will be tentatively scheduled for either May 22<sup>nd</sup> or June 5th

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**Communications Report:** by Bob Agopsowicz

Kelli has sent some files for Bob to load to the website <http://www.silverfirs1.org/>. There was a question on if the Covenants link <http://www.silverfirs1.org/covenants.htm> was working.

**Management Report:** by Kelli Smith

The board was successful in the small claims court. The Judge sided with the board which agreed to wave late fees if the sum of \$774.73 is paid in 30 days of the ruling.

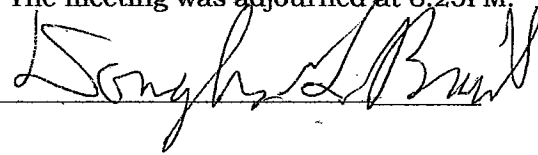
\$28,746 outstanding in delinquent accounts.

**New Business:**

No new business

**Adjournment:** The meeting was adjourned at 8:25PM.

**Approved by:**



**Date:**

4/13/10