

Sunset Cove Homeowners Association
Monthly Board of Directors Meeting
April 16, 2015
Meeting Room of the Anacortes Library

MINUTES

Board attendees: Paul Allen, Vickie Cooley, Jackie Etsell, Alan Hanson, Stan Singer, and Jean Warner.

Members present: Tim Cornelius, Cori Nelson, Jim Nelson, Lisa Scherer, Susan Singer, Rob Warner, and Carrie Worra.

Guest: Eric Johnson, Anacortes City Council member.

1. Call to Order and Welcome:

The meeting was called to order by Stan Singer at 7:00 p.m.

2. Meeting Minutes and Finance Report:

The minutes from the March meeting had been circulated electronically; corrections were noted; approved as corrected. The beginning checking account balance for March 2015 was \$27,666.86. With expenses of \$1,347.08 and zero receivables the end of the month balance was \$26,319.78. Monthly expenses are tracking as expected. The savings account balance was \$5,703.78. The treasurer report was approved by the Board.

3. Committee Reports:

3a. ARC – Alan Hanson reported that the committee recently met to review the SCE Lot 18 landscaping plans, and a concern arose about the large boulder that was moved to the HOA trail easement, as well as the plans for landscaping to actually border the trail itself (i.e. crossing into the easement). Discussion ensued regarding landscaping encroachments into the SCHOA common area/buffer, the need for written encroachment agreements with individual homeowners, and what further action should the committee propose. A motion was made to have a legal survey done along the trail and buffer, not to exceed \$250.00; seconded and approved. A suggestion was also made to check with a title company as to where the easements actually are.

Alan will continue to work on this; Vickie Cooley offered to check with a title company; and Jim Nelson offered to speak with the non-HOA neighbors (one of which has a written agreement with the HOA already in place).

3b. Landscape – Paul Allen reported that the backflow testing to turn on irrigation valves will occur May 11; 17 homeowners have signed up to be included, meaning everyone will receive the low group rate. Letters were sent to vacant lot owners reminding them of their obligation to mow their lots, and that the need is/will be earlier this year due to the mild winter.

3c. Publicity – Vickie Cooley reported that the newsletter is still in the works; she's a little behind schedule but hopes to have it out soon.

4. Old Business:

4a. Guemes Channel Trail – Alan Hanson reported that neither he nor Barbara Ballentine has received any new information regarding the City's response to our concerns. Both the Parks Foundation and City of Anacortes websites still show the trail running through the SCHOA buffer.

4b. Observation Avenue Fire Lane Maintenance – Jean Warner noted that we are still waiting for word from the City as to their position or plan of action on this.

4c. Garden Village Townhomes – Vickie Cooley reported that there is no new information; however, surveyors have been sighted there recently.

4d. Traffic Study Results – Paul Allen reported that according to the official results of the traffic study conducted this past January, “traffic is quite calm, with actual speeders comprising less than two percent of the overall traffic.”

5. New Business:

5a. Spring Backflow Testing was discussed earlier, under Landscape Committee.

5b. Garbage Issue – Tim Cornelius had expressed to the Board, in a recent email, his concern that some neighbors are not adequately securing their garbage. He has picked up after several, especially on windy days. Since the new garbage cans are not supposed to be tied or otherwise clamped, what can be done? Meanwhile, the recycling trucks are part of the problem when loose items fly around as the front loader empties into the main hopper while underway. Eric Johnson suggested that our neighborhood “could” be a test market of sorts for adding Velcro strips to the small garbage cans, which apparently the City is considering. No decision was made.

6. The **next meetings** are scheduled for Thursday, May 21, and Tuesdays, June 23 and July 21, 2015, at 7:00 p.m. at the Anacortes Library.

7 The meeting was **adjourned** at 7:44 p.m.

Respectfully submitted,

Jackie Etsell
SCHOA Secretary/Treasurer