

**BUSH PRAIRIE HOMEOWNER'S ASSOCIATION
BOARD MEETING**

October 14, 2019

1. Roger called the meeting to order at 6:07 PM at Dave Hill's home. In attendance were:

Roger Fish	President	753-7100
David Rothschild	Board Member/ACC Member	878-1667
Linda Moehrke	Board Member & Rec Chair	
Vicki Huntley	Treasurer	451-2617
Terry Kirkpatrick	Secretary	943-3293
Dave Hill	Webmaster	

Absent:

Debbie Hoxit	Vice President	701-3159
Mike Roberts	Board Member & ACC Chair	357-4435
Chris Meyers	Landscape Chair	515-0168
Diane Buckley	ACC Member	
Frank Hensley	City of Tumwater liaison	

2. Minutes for the September 9, 2019 Board meeting were approved as amended.

3. Committee Reports:

a. Treasurer Report. Vicki Huntley, Treasurer. Total Operating Assets in checking/savings as of September 30 are \$38,419. There are additional assets of \$36,958 in the Capital Reserve Fund and \$20,201 in the Stormwater maintenance account (current year's stormwater and Capital Reserve assessments are kept in the Operating Account; unspent funds are transferred to their respective accounts at year-end). Accounts Receivable is \$6,669. There are four homeowners who owe greater than \$200 in past dues and another five who owe over \$150 (both reduced from the previous month). Two liens are in place. The report was approved.

b. Architectural Control Committee. Mike Roberts, Chair. Nothing pending. It appears that construction has started on Lot #146 (Parcel # 37990014600), 2015 Arena Court, without application for approval from the ACC. David Rothschild will check the property and coordinate with Mike Roberts to contact the owners (Robert & Cynthia Johnson, 13830 Loreece Ln SW, Tenino, WA 98589. The property was sold March 12, 2018).

c. Landscape & Maintenance. Chris Meyers, Chair. A written report was provided. Chris will email a draft of the proposed new landscape maintenance contract to Board members for review.

d. Recreation Committee. Chair: Linda Moehrke. Yard of the year has been selected and will be announced at the Annual Meeting.

e. Webmaster. Dave Hill, Webmaster. Nothing to report.

f. Emergency Preparedness. Chair: position vacant. No report.

g. Mailboxes. Roger Fish, Chair. Nothing to report.

h. Compliance. Tabled. Agenda item for Annual Meeting.

4. New Business:

a. Liens. After discussion, the Board voted to continue to place liens on properties behind on paying their assessments. It was decided to raise the threshold from \$200 to \$500 (need to modify the Board Policy). Four properties currently meet this amount. It was also suggested that we turn these accounts over to a collection agency (recognizing the cost to the Association of doing so). Linda will talk to Legal Counsel to get their opinion on using collection agencies.

b. Annual Meeting. The Annual Meeting will be held on Sunday, November 17 at 7:00pm at the City of Tumwater Fire Department training room. The Board reviewed and approved a final version of the Notice that will be sent out, along with a Newsletter, to all Owners of record. Board members will bring treats.

6. The next scheduled Board meeting will be held on Monday, December 9 at 6:00 pm at Roger Fish's home, 7702 Filly Ct. Officers for 2020 will be elected.

7. The meeting was adjourned at 7:25 pm.