

# BUSH PRAIRIE HOMEOWNER'S ASSOCIATION BOARD MEETING

January 13, 2022

1. Debbie Hoxit called the meeting to order at 6:00 PM on ZOOM. Participating were:

Debbie Hoxit	President	701-3159
Tim Wachtman	Vice President	
Roger Fish	Board Member	753-7100
Mike Roberts	Board Member & ACC Chair	357-4435
James Chaney	Board Member & ACC	(254) 392-1111
Linda Moehrke	Treasurer	491-6071
Terry Kirkpatrick	Secretary	943-3293

Absent:

Chris Meyers	Landscape Chair	515-0168
Dave Hill	Webmaster	
David Rothschild	ACC Member	878-1667
Frank Hensley	City of Tumwater liaison	

2. Minutes for the December 8, 2021 Board meeting were approved, as corrected.

3. Committee Reports:

a. Treasurer Report. Linda Moehrke, Treasurer. Total Operating Assets in checking savings as of December 31 are \$35,942. There are additional assets of \$47,820 in the Capital Reserve Fund and \$22,011 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 / This adjustment for 2021 has not yet been made). Accounts Receivable is \$3,971. Only two homeowners are delinquent on dues. One lien remains active. A second lien is in process of being placed. Invoices for 2022 have been mailed. The Treasurers report was accepted.

b. Architectural Control Committee. Mike Roberts, Chair. Several new applications have been received. A house addition and new deck have been approved (a metal roof for the deck is still under consideration). A temporary carport for an RV has been denied for Lot 174. Two other applications are in progress.

c. Landscape & Maintenance. Chris Meyers, Chair. No report.

d. Recreation Committee. Chair: Vacant. Debbie reported that we have a lead for the Easter Egg Hunts in the Meadow in the daytime and the Bowl in the evening. We are planning for April 16, subject to COVID conditions. Terry volunteered his back yard, if the usual setup area near the fence in the Meadow is too wet.

e. Webmaster. Dave Hill, Webmaster. Dave set up the ZOOM meeting.

f. Emergency Preparedness. Chair: position vacant. This needs a lead to function. We can live without it, but it was great when we had it.

g. Mailboxes. Roger Fish, Chair. All is well. See Mailbox FAQs.

h. City of Tumwater liaison. Frank Hensley, Chair. No report.

4. New Business:

a. Compliance. Debbie is drafting basic compliance letters that can be modified for specific conditions. She is maintaining a list of identified violations that we can prioritize and begin to send warning letters to cited Owners. Debbie plans to begin sending letters in February.

b. Board Meetings for 2022. A schedule was proposed and approved. We will continue to hold Board meetings on the second Thursday of each month at 6:00pm. Meetings will be held using Zoom unless otherwise announced. If there is no business identified, meetings may be cancelled by an email notice a week in advance.

5. The next scheduled regular Board meeting will be held on Thursday, February 10 at 6:00 pm utilizing ZOOM. The meeting was adjourned at 6:45 pm.