

EDGEWOOD VILLAGE HOMEOWNERS ASSOCIATION
BOARD MEETING
5/10/16
APPROVED MINUTES
216 Edgewood Drive

Meeting was called to order at 11:04 am by Vice President Jane Armstrong.

Board members present: Jane Armstrong, Sue Oemichen, Jim Nickless

Edgewood homeowners present: Willard and Lisa Gatlin, Don Silva, Dan and Billie Land, Jim Milner, Brett Oemichen, Bob and Gail Chanpong, Kay Cathcart, Trisha Caddey, Philip Hunsucker, Kristi Helmecke

A quorum was present: 3/4.

Robert's Rules of Order for Small Boards are followed.

The draft Edgewood Rule 2.00 - Edgewood Village Board of Directors Meetings was discussed by board members and homeowners. **Motion made and seconded to approve the Edgewood Rule 2.00 – Edgewood Village Board of Directors Meetings with the discussed changes. Motion approved 3/3.**

Motion made and seconded to approve the March 2, 2016 and March 8, 2016 Board of Director meeting minutes. Motion approved 3/3.

The Treasurer's Report was discussed and the EVHOA 2015/2016 Kitsap Bank Statement and the EVHOA 2015-2016 Quarterly Financial Report were passed around. Needed adjustments to the current year first quarter numbers were discussed. **Motion made and seconded to approve the Financial Report with the recommended first quarter changes made to the current fourth quarter numbers. Motion approved 3/3.** Sound Bank signatures were discussed. Jim will check with them.

Correspondence:

March 9, 2016 letter to SBCA Board and ARC requesting arbitration or mediation of complaint 15-081.

March 9, 2016 letter to SBCA HR committee and GM requesting investigation of personnel matter at the Bay Club.

March 13, 2016 letter from Bert Loomis regarding audio recording of meeting.

March 20, 2016 letter from Bert Loomis stating he is contacting WA Attorney General, State Farm Insurance, and filing complaint with SBCA HR.

March 25, 2016 letter from Younglove & Coker – Loomis attorney regarding letter from Sue Oemichen

April 27, 2016 Notice from SBCA Board on closure of HR investigation.

Discussion on ways to work on neighbor-to-neighbor concepts within Edgewood Village. Ideas to work on include emergency preparedness and neighborhood education, Firewise, mutual aid and awareness of who has resources and skills, awareness of medical needs, watching out for neighbors, increasing socials. An Edgewood social will be held this Friday, May 13 on the upper Edgewood cul de sac. Sue will send email reminder.

Edgewood website discussed. **Motion made and seconded to password protect the Edgewood website. Motion approved 3/3.** Sue will work with Diane.

Annual meeting date discussed. Members present were queried as to preferred timing for our annual meeting - summer or fall. Fall timing had a slight preference. The Board members will work on a specific date.

Edgewood email list sent around for additions/revisions from members present. Updated list will be sent to all homeowners in the annual meeting packet.

EVHOA 2016/2017 Proposed Annual Budget discussed. **Motion made and seconded to approve the EVHOA 2016/2017 Annual Budget with discussed changes and no increase in annual dues. Motion approved 3/3.**

Discussion on adding a fifth member to the Edgewood Board of Directors. All members encouraged to consider serving on the Edgewood Board. Please let a current board member know if you are interested.

Secure mailboxes will be included on the Annual meeting ballot. An informational sheet will be included in the Annual meeting packet for member information prior to voting.

Discussion on the maintenance of Tract D by the golf course. The golf course is not finished with Tract D work. They will continue to mow off Tract D to the first and second holes. The golf course manager commented on the plans to continue work on tract D tree fall, maintenance of tract D, mowing of hole one and two, and that the ropes on the cart path are being cut. He requested that we report any suspicious activity. Edgewood neighbors reminded to be good neighbors and not dump yard clippings on golf course property.

The Edgewood Landscape contract was discussed. Deer Hollow yard clipping pick up discussed. Only three or four homeowners use this service. Possible options/ alternatives discussed. **Motion made and seconded to approved the Landscape Contract removing private yard waste removal and tract D maintenance. Motion approved 3/3.**

ARC Report:

SBCA ARC has held workshops on views and exterior materials. Edgewood members are encouraged to share your opinions with the SBCA ARC.

SBCA ARC complaint 15-081 is in process.

Edgewood Davis complaint is also in process. Appearance of their yard has improved. Homeowner has been called – no response. Jane will send a letter.

Standish submitted application to paint home same color – **Approved.**

Request for removal of a tree on the Hampton property per the view easement for lots 17 and 18 in the Edgewood CC&Rs. Estate approved removal. Jane will send more information as received.

Silva submitted request to paint trim on their home. Jane showed the color – **Approved.**

Tree fell in Tract d. Dave Jurca sent an email dated March 10 stating no ARC permit required for cleanup.

Motion made and seconded to reconvene to Executive Session to discuss legal considerations and personnel matters. Motion approved 3/3.

Motion made and seconded to reconvene in open Session at 3:11p. Motion approved 3/3.

Edgewood Board will consider a meeting to be held on June 1 at 2pm to set an annual meeting date and review/ make assignments for annual meeting packet materials and other agenda items as needed.

Motion made and seconded to adjourn the meeting at 3:26 pm. Motion approved 3/3.