

LIMERICK PARK HOA
Taking Pride in Where We Live

Annual Meeting Minutes

Day/Date/Time:	Wednesday/October 28, 2021/6:30 PM
Location:	Zoom
Attendees:	
Excused:	
Members Present (#):	
Called to Order:	6:15 PM
Called to Close:	6:52 PM
Duration:	37 minutes
Minutes Prepared By:	Stephanie Neurer, Secretary
Minutes Approved:	9/24/22

2021 Limerick Park HOA Annual Meeting

Call to order: 6:15 PM

Introductions:

- Cassie Tompkins – CM Pro Services
- Ted Foley - President
- Stephanie Neurer - Secretary
- Judi Cadle – Member at Large
- Joe Luciani – Vice President

Registration of Members: Done

Establishment of Quorum: Established

Approval of Prior Meeting Minutes: Approved

Past Year Summary:

- 3,500 expenses for road maintenance on blacktop where driveways meet the roads.
- Another 3,500 this year and we will be good for a couple of years
- Just had street cleanup – someone knocked over 2 HOA-owned street signs, Ted and Joe put them back up
- 2 More trees will be cut down in the wetland
 - Heron – how do you determine which trees to cut down?
 - Ted – If a tree is falling down or dangerous, PC has to approve the tree to be removed, then we hire an arborist to cut it and leave it in the wetland.
 - Judith – During the storm we had a tree almost hit our fence and we could hear cracking back there.
 - Cassie – if you see trees that are issues, please email photos to me and I will forward to the board to consider for removal. Responsibility of the repairs falls on the property owner where the damage was done.

Review of Association Financials:

- 9/30/21 last reconciliation
- Summary of balance sheet
- Summary of income statement
 - What does water bill pay for?
 - Irrigation at the front gate and in parks. Saved money by letting the 2 parks go dormant in 2021.
 - What does management fee cover?
 - Day to day operations with the exception of decision making. Communication with homeowners, monitoring of compliance, billing, finances, managing vendors, onboarding new members.
 - Is the fee for management company comparable to others in the area?
 - All management companies are different. Some charge by the hour, some charge by the duty with other fees. They feel they are competitive and offer an all inclusive contract.

2022 Budget Presentation & Ratification:

- Summary of Proposed Budget
 - What does landscaping cover?
 - Both fields and common areas. We tried to do it on a volunteer basis to save money, but it came down to only two or three people volunteering.
- Budget Approved

Vote to Waive 2021 Audit:

- The state RCW requires us to have an audit unless our ownership votes to waive it.
- Need 67% of voters in person or by proxy at the meeting to vote against waiving it.
- Voted to waive the audit.

Election of Directors:

- Ted & Steph are still serving terms – need 3 more volunteers
- Joe will return
- Judi will return
- KC will join
- Cassie will send email tomorrow to board members for next steps.
- Board will need to decide on positions.

Adjourn: 6:52 PM

Q&A:

- Amber Sanders – Which website are we paying \$900 per year for?
 - Our website LimerickParkHOA.com, as well as the domain for the HOA board email accounts.
- What about the other school busses coming into the neighborhood?
 - Ted has been working with them, tried in the past with no avail. Ted will try again. Should we get a parent group together that Ted can speak on behalf of? Cassie says they were successful having individual parents contact the school district and voice their concerns. Ted will call tomorrow and let everyone know how it went and provide contact information so parents can call.

- What about the book lending library by the mailboxes?
 - Library will be maintained, or it will be taken down. Someone will monitor the content of the books in the library. It's not set in stone yet and we are still in the planning process.
- Where do we get gate openers?
 - From Guardian Security. Email Programming@GatesRUs.com. Let them know where you live and your address and they will get you one.