



SMRC 2018 Annual Meeting
October 13, 2018

Association President Rick Chapman called the meeting to order at 9:00 am

Directors and Officers Present:

Rick Chapman, President

Steve Shipman, Vice-President & Director 3

Paul Tillman, Director 1

Robert Walton, Director 4

Philip Sanford, Director 2

Michele Chapman, Treasurer

Patsy Rowland, Secretary

Quorum: Over 32 members present in addition to proxies to meet quorum.

Additions to the Agenda:

Twin Lakes Aquifer presentation by Dick Ewing.

Firewise Report

Approval of previous year's Minutes: Minutes to be corrected to change Jim to Steve Syre for his comments. Steve Syre moved to approve the minutes of the 2017 Annual Meeting, from September 30, 2017 as corrected. Motion seconded and approved.

Treasurer's Report: Treasurer Michele Chapman gave a 5 year comparison back to 2014. It was requested the Profit and Loss report be included with Dues Statement to be mailed in early 2019.

As of 10/01/2018 we have \$ _____ cash in the bank, of which \$ _____ is reserved for Capital Improvements.

Elections: The following positions were nominated and were elected by acclamation unopposed.

Director 2: Phil Sanford

Director 3: Steve Shipman

Director 5: Rick Chapman

Secretary: Patsy Rowland

Treasurer: Kathi Cherrier

Paul Tillman, director 1 is resigning. Discussion to combine Secretary with Director position to give voting rights to Secretary.

Committee Reports:

TL Aquifer Committee - Dick Ewing. Give update on WC/TL storage Pilot Project. The committee needs a representative from SMRC on the board. Karen Mulcahy volunteered to be on the committee.

Architectural: Phil gave a report on the committee. The committee can be up to 6 members with alternates. Need 3 people on the committee. Currently Phil and Kathy Cherrier are on the committee. John Hirst volunteered to be on committee. Members need to send in application prior to going to get building permit from county. Plat set back requirements are different than county. All improvements are to be approved. Wells can be located in the common areas with board approval.

Roads: Road Committee Report: Paul gave a report on the roads. The contractor suggested to use a different approach and a section of road at TL Dr & Larkspur with a 1 1/4" gravel to establish a base and then follow with 5/8". Grading was done better this year with dust control applied to hold the road. Magnesium Chloride was used this year as a better dust control product than lignon because of its binding properties. Palm Construction has done a good job.

Also discussed:

- The implementation and assessment of impact fees as a way to increase specific revenue to improve roads specifically impacted by heavy machinery traffic.
- FedEx and UPS delivery trucks speeding through SMRC.
- If you see a company vehicle speeding on our roads Robert Walton encouraged the membership to call the company directly and report the speeders.
- Attorney has given advice that vehicles can be prohibited.

Trails: Steven Shipman showed us the map we have of the trails and greenbelt areas. Riley's Trail – Twin Lakes Drive before Balsam Root and Twin Lakes Trail – Star Flower to common area around lakes. These trails will be marked with new signs. Signs will be installed when the holes can be dug. Ed Smith volunteered to assist with getting that done. It was noted new members need to be aware of lot boundaries and not put yard waste on to common areas. Steve Syre suggested a work party next Spring.

Pool: Rick Chapman reported that Trent Whatley has done a fantastic job with the park and pool this year.

Also discussed:

- Phone numbers of who to contact to be posted at the pool.

Mailboxes: Mailboxes are still available for \$100 with 2 keys issued. Upon return of keys, \$50 will be refunded. Contact Alan Sodell at ajsodell@gmail.com or 425-236-8350.

Old Business:

Road Projects: No new report

New Business:

Annual Dues: Dues were last increased in 2015 in the amount of \$100. Increased expenses have caused concern in maintaining infrastructure – roads, park & pool, garbage & recycling. Pat Norsby moved to increase dues by \$100 to \$625.00 for 2019 and \$25/year increase for the following 4 years. Motion seconded and approved.

Dumpster Area: A person to maintain this area is needed. Bags of recycled materials are not accepted. Better signage would help. A work party to keep the area weed free would help.

Signs: The sign at the West/North end where the post rotted off needs to be rebuilt. Board will look into the cost to have this done.

Lot Clean Up: Discussion on clean up of undesirable lot. Board cannot enter property and remove debris without court action. All CCRs must be applied to all lots in order to be enforced. Cannot seek enforcement and single out one lot.

With no further business to attend to the 2018 SMRC Annual Meeting was adjourned with a reminder of the Potluck BBQ at 3:00 pm at the Park.

Respectfully Submitted,

Patsy Rowland
Secretary