

Cherrywood Estates Homeowners Association
HOA Board Meeting Minutes, *October 21*, 2019
Web: cherrywoodhoa.org
Email: cherrywoodestateshoa@gmail.com
PO Box 4253, West Richland, WA 99353-4253

Board members

Name	Position	Year/Zone*	Address	Contact
Andrew Bagley	President	2018/3	463 Royal Ann	drandrew@bagleydental.com
Glenn Hammond	Vice Pres.	2018/all(1)	413 Cherry Blsm	glenn.hammond@charter.net
Heidi Stenner	Secretary	2019/1	436 Cherry Blsm	hstenner@gmail.com
David Rohrig	Treasurer	2019/4	470 Cherry Blsm	dkrohrig@gmail.com
Rich Lewis	ACC Liaison	2019/2	1351 Jubilee St	rlewis9657@aol.com

*Term year & zone represented. ('Term year' is the same as 'election year' except for special elections.)

Architectural Control Committee (ACC): Dayle Gilson and Brett Nelson (liaison: Rich Lewis)

Welcoming Committee: Michelle Blaine (liaison: Andrew Bagley)

Attendance

Board Members Present: Andrew Bagley, Glenn Hammond, Heidi Stenner, David Rohrig, Rich Lewis.

Others Present: None.

Quorum (25%): Yes

Meeting Location: Bagley Residence

Proceedings Convened

Meeting called to order by Andrew Bagley at 7:03 pm.

Heidi Stenner recorded minutes.

Scheduled Business

Past Minutes. Motion: Approve the September 7 Annual Meeting minutes. Passed unanimously.

Treasurer's Report

- Reimbursed Glenn for refreshments purchased for the annual meeting (\$60.10)

ACC Report

- Rich Lewis was selected as the Liaison to the Architectural Control Committee

Welcoming Committee Report

- None

Old Business

None

New Business

Board Officers Election

- Heidi was elected as new Secretary and will learn the role from Nathan Tallent. The Board thanks Nathan for his excellent service.

General Discussion

Entryway Maintenance. Andrew requested Desert Green to reduce the height of the shrubs in front of the Cherrywood Estates sign so that it is more visible. Andrew also located a pinched irrigation line to the leftmost tree in the entry and it now has irrigation. The Board decided to wait until next year to see if the struggling tree survives and looks acceptable. If it does not, further action will be taken.

Architectural Control Committee Guidelines (ACC Guidelines). The Board discussed confusion and concerns around the “Vehicle Storage Areas” section of the ACC Guidelines (page 3). This text is more restrictive for storing vehicles than the text on the subject within the Covenants, Conditions and Restrictions (CCRs). The Board suggested removing the “Vehicle Storage Areas” section in the ACC Guidelines and clarifying the “Fences/Walls” section that fences/walls are to be 6’ or lower, and may be adjusted with ACC approval, according to the elevation and slope of surrounding land. David took this up as an action item to create a revised ACC Guidelines draft for future Board discussion.

Next board meeting. November 20, 7:30pm, Bagley Residence.

Meeting adjourned at 8:33 pm.

Attachments

- Year-to-Date transactions report

Date	Check No	Payee	Category	Notes	Debit	Credit	Balance
		2019-2020 HOA Year					
9/2/19	2025	Desert Green	Grounds Maintenance		\$70.59		\$1,930.01
9/3/19		HOA Dues	Dues			\$1,095.00	\$3,025.01
9/10/19	2026	Desert Green	Grounds Maintenance		\$144.71		\$2,880.30
9/11/19		HOA Dues	Dues			\$1,140.00	\$4,020.30
9/17/19		City Of Richland	Electricity		\$37.64		\$3,982.66
9/17/19		HOA Dues	Dues			\$480.00	\$4,462.66
9/20/19		HOA Dues	Dues			\$180.00	\$4,642.66
10/15/19		City Of Richland	Electricity		\$26.35		\$4,616.31
10/7/19	2027	Desert Green	Grounds Maintenance		\$278.20		\$4,338.11
10/8/19		HOA Dues	Dues			\$420.00	\$4,758.11
10/21/19	2028	Desert Green	Grounds Maintenance		\$70.59		\$4,687.52
10/21/19		HOA Dues	Dues			\$300.00	\$4,987.52
10/21/19	2029	Glenn Hammond	annual meeting		\$60.10		\$4,927.42

Cherrywood Estates HOA Money Market Account

Account at HAPO Credit Union

Date	Check No	Payee	Category	Debit	Credit	Balance
FY18						
9/30/18			Dividend		\$ 3.45	\$16,813.88
10/31/18			Dividend		\$ 3.57	\$16,817.45
11/20/18			Dividend		\$ 4.15	\$16,821.60
12/31/18			Dividend		\$ 4.29	\$16,825.89
1/31/19			Dividend		\$ 4.29	\$16,830.18
2/20/19			Transfer		\$ 1,500.00	\$18,330.18
2/28/19			Dividend		\$ 3.98	\$18,334.16
3/31/19			Dividend		\$ 4.67	\$18,338.83
4/30/19			Dividend		\$ 4.52	\$18,343.35
5/24/19			Dividend		\$ 3.62	\$18,346.97
5/31/19			Dividend		\$ 1.06	\$18,348.03
6/30/19			Dividend		\$ 4.52	\$18,352.55
7/31/19			Dividend		\$ 4.68	\$18,357.23
8/31/19			Dividend		\$ 4.68	\$18,361.91