

The Ridge at Rock Creek Homeowner's Association Meeting
Annual Homeowners Meeting
Wednesday December 11, 2018

Location: Marysville Library Grove Street

Call to Order: The meeting was called to order at 6:02 pm.

In Attendance: President: Robert Moya – Present
Vice President: Jose Rendon – Present
Treasurer Gina McNaughton- Not Present
Impact Property Management: Della Clement

Homeowners: No Lots were represented
1 proxy was carried

Establish Quorum (26 lots needed): Quorum not established

Introduction of Board Members and Impact Property Management:
Robert Moya, Jose Rendon, Della Clement,

Review of Previous Meeting Minutes: Board approved minutes

Year in Review

Robert Moya presented a review of events for the year of 2018.
4 HOA meetings were held during 2018

2016 Financial Report

Della Clement presented the financials that included:
101 lots paid the dues for 2018, lot 40 has not paid their dues for the year and a lien has been placed.
9 lots have outstanding fines not paid at a total of \$525.00
79 letters were sent out as correction notices. \$725 of fines was assessed. \$325.00 was forgiven due to special circumstances. Late fees assessed were \$200.00.

Storm Sewer Maintenance Update

The filter vaults were inspected in August of 2018 and are in compliance. The filter will be inspected in 2019 spring and replaced if needed in 2019.

2018 Proposed Budget Review & Vote

Dues were increased from \$325 in 2018 to \$350.00 in 2019.

Board approved budget for 2019

Payments will be split again this year with first installment dues January 2019

Second installment due in March 2019

Notices will go out in late December to owners and 200.00 will be required for first payment if they are split.

Parking Issues on 71st and 85th ave

School buses have issues with getting up the hill and turning around. Letters were sent out to owners about vehicles on the street. The corner of 71st and 85th will be monitored for vehicles parking on the corner as well as other vehicles. There also is an abundance of cars parked at the dead end of 85th and Impact will log cars and make sure they are not broken down. They will leave notes on the cars to report back.

The board will sign the operating agreement with Impact Property Management for services in 2019.

Adjournment: The meeting was adjourned at 6:20 pm.