

Chestnut Trails HOA
Board of Directors & Annual HOA Meeting
Date: April 25, 2018

BOD Members present:

CM – Cindy Monson

LL – Linda LaFave

Non-members present:

Rod Finney – Brink Property Management

Roll call

A Chestnut Trails Annual meeting quorum was present and the meeting called to order at 6:37 p.m.

Reading of the minutes for the 2017 annual meeting was read by LL.

Report of Officers

Solicitation of bids were collected during February & March for the fence & trellis painting. The fence and trellis painting were completed by the end of the summer 2017.

Our Arborist performed their yearly assessment of the native growth trees & recommended tree trimming & tree cutting. Blue Ribbon performed the tree trim/cutting.

Hedges were trimmed along Maltby.

The 2018 budget review began in October 2017 and the church was scheduled for our March/April HOA meeting.

Activities of the BOD were as follows:

Monthly ACC reviews & approvals; fence & trellis paint completion; mail boxes cleaned of moss & barnacles; DUI crash against the Maltby fence, near the retention pond, has a claim pending since December 4, 2017. Fence damage are nicks in the posts and scrapes in the fencing that should be repainted. Three (3) trees were removed in the crash and six (6) shrubs damaged enough to need replacement or reimbursement of damages. Claim still pending at the time of the annual HOA meeting.

Tot lot chips need immediate replacement at the Swing set tot lot. We were waiting for better weather during 2018. The Tunnel tot lot chips aren't as bad & the upper tot lot on 200th isn't used much at this time, so we could wait on this tot lot as well.

Continuing to monitor the housing construction behind Jeff Wirrick property. Sno County has been communicating with CHT HOA about the drainage problems which caused damage to our fence.

Lighting at the 32nd street mail boxes – Julie Foster is researching with PUD.

Unfinished business:

Tot lot chips; native growth tree removal needed at lot#19 is causing fence damage; retention pond tree growth is being watched to make sure they continue to lean away from fence. There is no concern the retention pond trees will lean or fall on home owner properties.

New business:

Homeowners approved the 2018 budget for \$500 per homeowner dues.

Speed sign or speed slowing needed on 201st Place SE in front of the Swingset tot lot.

Homeowners think the repeat speeder is a young person dropping off someone in the 34th St cul de sac.

Several homeowners have requested a “no soliciting sign” at the CHT entrance.

Re stripe the basketball court, possibly done by homeowner volunteer.

Guardrail along Maltby is needed since many of the big trees are now gone.

Some dog owners are not scooping; suggestion to add scooper bags to the brochure holders.

Condition of the neighborhood: several homeowners are not mowing and edging their lawns.

Motion to adjourn: CM motioned to adjourn; LL seconded. The meeting was adjourned at 7:32 p.m.