

August 7, 2024 SCHOA Online Board Meeting Minutes

Members present virtually were Cole Cohn, Nate Holcomb, Denae Bastian, Charlie Weber, Rachel _____, and _____ (couple that lives in Cole's cul-de-sac other side)

Meeting Called to Order by Cole Cohn at 7:___ pm

Quorum met with Cole Cohn, Nate Holcomb, and Denae Bastian in attendance.

Minutes of June 6, 2024 Annual Member Meeting and Minutes of June 13, 2024

Organization Meeting of new board read by Denae Bastian: motion by Nate Holcomb to approve minutes for both meetings.

Seconded by Cole Cohn

Discussion - none

Vote - 3:0 to approve motion

Financial Report given _____:

of Homeowners having made dues payment _____. Thank you members!

Operating Budget Balance: \$

Reserve Allocation Total: \$

Expenses Paid During July 2024:

Archey's Landscape Monthly Maintenance: \$

Landscaping Extras:

PUD: \$

Silver Lake Water: \$

Supplies: (Postage, Printing, etc.) \$

Aynax: \$

Transfer to Reserves: \$

Transfer from Reserve Account to Operating Budget: \$

Tree Removal: \$

Anything else ?

(leave this in as a reminder to say at our meeting this week) **No Motion** made to have an **Executive Session** prior to the next board meeting to discuss private matters relating to individual members.

Seconded:

Discussion:

Vote: # in favor of motion

Mailbox Repair and/or Replacement: Gordon Guthrie has mapped where all the mailboxes are in our development. We have 24 mailboxes in The Falls. Gordon has rated them on a scale as to their condition so we know which ones to focus on first. The hope is to clean a number of them that just need cleaning in 2024 and start putting money into the budget beginning 2025 with new line items for replacement. We hope to repair or replace four each year.

Green Belt Trees: A number of trees were removed and/or trimmed in June. We do not expect any more in the near future. The board plans to have another arborist provide a second survey on trees that will likely need attention in the next ~6 months to 2 years.

Landscaping Committee: Denae Bastian, Karen Frost, and Linda Lillard have been meeting, assessing, and planning recommendations for the Board that will improve the Face of the Falls.

New Signs Purchased and Posted on Trail: Cole Cohn reported that the signs the board approved during its June meeting were purchased and mounted at the trail entrances reminding users that no motorcycles or other motorized bikes/vehicles can be used on the trails in our development.

Review of Snohomish County Code re. RV Parking on the street: Denae Bastian and Cole Cohn reported that Snohomish County Code has made some changes over the years and may make more in the coming years. Currently, there are codes for the city that prevent storing of recreational vehicles on the street, but these do not apply to unincorporated Snohomish County. After much research into county code, phone calls with Snohomish County Code Enforcement, and Snohomish Planning and Development Committee, the only ordinance that might apply is one that refers to abandoned vehicles. One officer told a board member that this would apply. Another officer told another board member that it would not apply. Cole, board president, therefore asked that if members have concerns, that they call the Snohomish County Sheriff's Office themselves and mention their concerns and see what response they get.

Contractor for Waterfall Inspection: Avalon Aquatics, NW pond and landscape

Repair and Staining of Common Fence: the board discussed the need to get bids and then vote on a company to hire at the next board meeting. Nate and Cole will try to repair one post themselves.

Organization Meeting of New Board: this meeting was held on Thursday, June 13, 2024 at 7 pm with all three board members present. Denae Bastian read the minutes of this meeting where it was decided that Cole Cohn would serve as president, Denae Bastian as vice president, and Nate Holcomb as Secretary/Treasurer.

Fireworks Complaints: in response to a member's suggestion via an email suggesting annual emails before the 4th of July regarding fireworks and the posting of signs regarding firework use, the board discussed potential purchase of free standing signs that say "Fireworks Prohibited" that could be posted at the north and south entrance in addition to an annual email to members with email consent. After discussion from those present, it was decided to only send email notice, but not to post signs. Members are encouraged to call 911 if they see any illegal or suspicious activity.

New Bookkeeper for our HOA: the board voted to hire _____ as the bookkeeper for our association.

New CPA for our HOA: the board voted to hire _____ prepare the association's annual taxes and perform annual audits. They also discussed the desire to have the new CPA provide an informational meeting to our board in the near future to help us know "best practices" for HOA boards.

Reservations for Meeting Room for HOA Meetings: the board has requested the Totem Falls Elementary Library for our HOA meetings on the first Thursday of each month from September through June and is waiting for the school district to respond.

Meeting adjourned: _____

Thank you to those who were able to attend and for their input.

Minutes approved 9/5/2024 by all three board members.

Signed by Secretary/Treasurer, Nate Holcomb _____, 9/5/2024