

TRHOA annual meeting minutes

November 12, 2019 – 7 p.m. (Walla Walla Fire District 4, Station 21)

Kevin Waite, secretary

**BOARD MEMBERS PRESENT:**

Jon Bruhn, Lew Krueger, Robert Baker, Cynthia Tomkins, Dave Window, Kevin Waite

**HOMEOWNERS PRESENT:**

Approximately 30

**ITEMS COVERED:**

1. **Lew Krueger: Introduction of Jon Bruhn, new HOA president.**
2. **Secretary's report:** Motion to approve minutes from the last annual meeting (Nov. 13, 2018) seconded and motion carried.
3. **Treasurer's report:** Cash in bank is \$8,959 with some remaining bills to be paid from the Hayden Homes expenses. After those bills are paid, what to do with the surplus would be decided—likely a refund to homeowners. Motion to approve treasurer's report seconded and motion carried.
4. **Motion:** Set HOA fee for 2020 at \$100/lot. Motion seconded and carried.
5. **Discussion:** What property management costs involve (watering/mowing of flood pond; spraying for weed control as needed along sidewalks, roads and vacant lots; snow removal as needed).
6. **Discussion:** Fixing the Table Rock lettering on the rock by the lower entrance. Silver reflective tape may work best.
7. **Discussion:** Insufficient advance notice of annual meeting this year. Email notification of annual meeting was sent out November 7. Bylaws specify a notification window for annual meetings of at least 10 days and not more than 60 days (Bylaws, article 3, item b). There was also discussion about using email vs. mailed print notification and problems receiving emails.
8. **Discussion:** Weed control strip in land bordering Table Rock.
9. **Discussion:** Inviting neighboring developments to join the Table Rock HOA.
10. **Report by Jon:** Recap of Hayden Homes' unsuccessful annexation/development attempt and thanks to everyone involved in researching, writing letters, knocking on doors, etc.
11. **Discussion:** Need for representation on the board from Wolf Fork and Yellow Jacket. Invitation for anyone willing to serve.

12. **Discussion:** Need for reminder to all homeowners to keep their dogs from doing their business in other people's yards. Review city regulations about dogs. Possible signage in neighborhood to serve as reminder.
13. **Discussion:** Any problems with street lights can be reported directly to city engineering.
14. **Discussion:** Possible welcome packet for new homeowners.
15. Meeting adjourned.