

Kingsgate Five Homeowners Association

Meeting Minutes

April 10th, 2017

Board Members Present:

Royal Hanson
Ashley Gillen
Bill Keating
Alan Nelson
James Weinrod
Kelly McPherson
Susan Schilling
Cindy Klein

Guests:

Dan Lund

Royal Hanson distributed a handout from Compton Meadows Condominiums. The handout was a bid from Bodine Construction to curtail what they believe is water flowing through their parking lot from the Kingsgate 5 park area. The board discussed the proposal and agreed that more information is needed especially as the price for the project was redacted. Royal will contact Compton Meadows for more information and clarification of their expectations from K5.

A motion made by Ashley Gillen to accept the March 7th, 2017 meeting minutes was seconded and approved.

Treasurer's Report: Ashley Gillen reported the following:

- The second quarter billing for dues has been mailed.
- The minimum wage for lifeguards will be \$11.00 per hour to fall in line with the new state minimum wage.
- The price of a pool party will be raised to \$60 per hour.
- Apol landscaping has raised their price from \$800 per month to \$825.
- There was general discussion and explanation of the budget.

After discussion by the board **a motion made by Ashley Gillen to allow K5 to have a debit card linked to our main checking account was seconded and approved.**

A motion made by Alan Nelson to accept the Treasurer's Report was seconded and approved.

Pool Report: Cindy Klein reported:

- Work is continuing on the pool and a second leak was found.
- A pool pass information sheet was mailed to all pool pass purchasers.
- Pool party forms will be on the website but Cindy will book the parties.
- All lifeguards from last year are returning.
- The Gators swim team wants to begin practice on May 22nd.

Maintenance Manager Report: Dan Lund reported:

- Dan has been given a master list and is adding to it as he walks the neighborhood.
- He has focused on preparing the park/play area for the upcoming Easter Egg hunt.
- He described a list of accomplishments and future projects.
- He will gather bids to replace the entire fence along 124th Ave NE.

Gator Swim Team Report: James Weinrod reported:

- A voice vote taken to allow Ken's Pool and Spa to complete necessary work on the pool was unanimous.
- Swim team registration has opened and is now closed.
- Christie will report numbers when registration is organized to inform the board of the number of homeowner swimmers, pool pass purchaser swimmers and outside swimmers.
- The team was filled within 2 hours of registration opening. There was some discussion as to whether certain spots on the team are filled with homeowners/pool pass purchasers therefore not allowing returning swimmers a spot on the team.
- The team is capped at 125 swimmers.
- There was discussion on how to get homeowners to declare that they will be on the team as well the age/gender of their children for planning purposes as certain age groups/genders fill up quickly.

Park Report: Bill Keating reported:

- Apol landscaping has found an invasive species of ivy in the park area.
- Bill will trim branches.
- There was a discussion of who will be responsible for picking up garbage in the park area – it was agreed that Dan will take on that task.
- Kelly McPherson would like signs indicating that K5 is a private park for homeowner use only.
- Ashley Gillen presented 2 options for a new play structure in the upper park area with the board members present preferring option 2.

Compliance Report: Alan Nelson reported:

- Lot 811 was sent a certified letter that was returned and fines will be imposed for debris and rubbish.
- Lot 839 received certified letters that were ignored therefore fines will be imposed for multiple families and too many cars.
- A letter was sent to lot 672 and Alan is awaiting a response.
- Lot 819 has been emailed about an infraction and a certified letter will follow.

Recreation: Kelly McPherson reported:

- Preparations are nearly complete for the Easter Egg hunt – April 15th, 10:00 am with board members arriving at 9:00 for set up.
- The newsletter will be mailed the first week in May.

The meeting adjourned at 8:50 pm. The next meeting is scheduled for May 8th at the Kingsgate Library

Approved June 12th, 2017