

Kingsgate 5 Homeowners Association

May 11th, 2020

Board Members Present:

Royal Hanson
Susan Schilling
Sarah Starr
Alan Nelson
Ashley Gillen
James Weinrod
Bill Keating
Jeff Campeau
Sarah Curde

Visitors:

Howard Heflin
J Heflin

Due to the COVID 19 virus outbreak and a state mandated “stay home stay healthy” order, which prohibits gatherings, the board met online via the Zoom application. Notice and how to request an invitation to the meeting was placed on the website.

The minutes from the April 13th meeting were previously emailed for review and **a motion made by Alan Nelson to approve the April 13th, 2020 meeting minutes was seconded and approved.**

Treasurer’s Report: Ashley Gillen reported:

- Homeowner dues are due by April 30th.
- Approximately \$118,000 of the \$155,000 budget for dues has been collected.
- The utilities amounts look higher than usual as the December payment for gas was postponed.
- There will be no breaks or discounts on homeowner dues because of the COVID 19 outbreak.

There was general discussion and explanation of the budget and **a motion made by Sarah Curde to approve the Treasurer’s Report was seconded and approved.**

Pool Report: Sarah Starr reported:

- Pool updates have been sent to all homeowners regarding the COVID 19 and a possible pool opening.
- She and Dan Lund have been working to keep the pool clean.
- Only 1 pool pass purchaser has asked for a refund due to COVID 19 fears.
- She and Ashley have been discussing the question of how/if to compensate pool pass purchasers if the pool opens later than normal, including partial refunds or credits for pool parties or concession accounts. They are considering options but making no decisions currently as the situation is very fluid.
- Dan Lund will contact an electrician about fixing the pool house furnace.

Park Report: Bill Keating reported:

- He disposed of a dresser was left in the lower parking lot.
- He noticed several gouges in the basketball court.
- A complaint was made by a homeowner to King County regarding people gathering in the park and court areas during the restrictions enacted due to COVID 19.

Compliance Report:

- Dan Lund has purchased the paint for the cul-de-sac curbs and will complete the work after notifying neighbors and getting access to water for the pressure washer.
- Alan Nelson discovered an Air BnB operating in the neighborhood as well as a possible half-way house.
- Foreclosures are on hold due to COVID 19.
- There was discussion whether to change attorneys for the bylaws and CC&Rs updates. While we appreciate the work done so far by the current attorney, the process is taking much longer than anticipated. The board agreed to allow Alan to reach out to the attorney helping with the foreclosure proceedings and speak to him about our wishes regarding the bylaw and CC&Rs updates.

Recreation Report: Sarah Curde reported:

- She has had several prize winners for the scavenger hunt that replaced the Easter Egg hunt.
- The summer BBQ is still a tentative event due to COVID 19. State and county restrictions may cause the event to be altered or canceled. A decision will be made closer to the date.
- It was agreed by the board to cancel the annual community garage sale due to COVID 19 and social distancing issues.

Old Business: Sarah Starr has not recently heard for the City of Kirkland regarding the AED. She will contact them to let them know we are still interested in picking it up.

The meeting adjourned at 7:20 pm.

Upcoming meetings:

06/08/20 – 6:30 pm - Zoom meeting due to COVID 19

07/13/20 – 6:30 – HOA Pool*

08/10/20 – 6:30 – HOA Pool*

09/14/20 – 6:30 – HOA Pool*

*Meeting place subject to change due to possible restrictions by state or county due to COVID 19.

Approved June 8th, 2020