

INNIS ARDEN BOARD MEETING MINUTES
February 14, 2023

The meeting was called to order at 7:01 PM by Omar Nur. Board members in attendance: Cynthia Esselman, Omar Nur, Alecia Craft, Sean Chittenden, Steve Johnston, Jason Barth, and Brian Branagan
Absent: Jennifer Mace

PRESIDENT/Legal Affairs, Omar Nur –

After elections on January 18, 2023, the board unanimously ratified Cynthia Essleman as Vice President. Grounds is now assigned to Steve Johnson and Sean Chittenden is Compliance Chair.

Annual Dues notices are out! Remember you can use Zelle for payments. Checks are still acceptable.

Legal:

A Lien Release was filed for the property at 17267 10th Ave NW. The lien was for outstanding dues, which have now been paid in full, and the lien release was recorded on Jan 19th.

Housing bills are in full swing in the legislature this session. We met with our Government Affairs Specialist, Dylan Doty to get a better understanding of what is out there and what can impact us. As it stands, the house bills that could impact our zoning have exceptions for existing HOA, or are silent on HOAs, which would allow our covenants to prevail in such circumstances. We will continue to monitor these bills.

Swim Club Lease discussions continue. Stacey and I have another meeting scheduled for this Thursday and we are making good progress.

Vice President, Cynthia Esselman -

Directory is in the process of being updated. An email was sent out to the neighborhood asking for any updates and more emails will be coming in the near future. If you have any changes to your phone numbers or other contact information, please email Joy Griffith at communications@innisarden.org

A recap of the Annual Meeting/Election in January: There were 203 residents who voted online, 31 voted by mail and 20 voted in person at the meeting. 254 residents voted (a quorum is 216).

The annual dues of \$980 passed with 173 yes votes and the budget passed with 192 yes votes. Board members elected are Alecia Craft, Sean Chittenden, Steve Johnston and Jennifer Mace as well as Brian Branagan was ratified as the Activities Chairperson.

Motion was made by Cindy Esselman to have an executive session in March prior to the next board meeting. Motion was seconded by Sean Chittenden. Motion passed unanimously.

The Agenda for the Executive Session will be to bring new board members up to speed on all compliance related issues in the neighborhood.

COMPLIANCE, Sean Chittenden –

Compliance Hearing for the Hjelle Property located at 18029 13th Avenue NW, previously scheduled for February 16th has been cancelled. We received new information which we are reviewing and preparing a response to. There will be an update at a future meeting.

Meet with two other households with potential compliance issues this past week. Will have more to report next month as I have just joined the board and am still coming up to speed

BUILDING AND REMODEL, Jason Barth –

Nothing new to report for February. Next month there will be 2 solar panel and 3 other projects in the works for the summer.

March Agenda

- Wenokur, Alan
16921 14th Ave NW
Innis Arden, WA 98177
Solar Panels
- Kim, Kelly
17739 13th Ave NW
Innis Arden, WA 98177
Solar Panels

TREASURER, Jennifer Mace –

At the close of January 2023, our Operating Checking was \$66,338, Collections Savings was \$2,223, and the Asset Reserves Savings was \$321,331.

CLUBHOUSE/GROUNDS, Mary Ruhlman –

A quiet month for the clubhouse!

Rentals for February: two, one of which was an activities event

Upcoming rentals for March: two, one of which was an activities event

If you have questions about renting the clubhouse, please contact Joy Griffith at communications@innisarden.org.

Grounds Report

We will be meeting with the landscaping crew to review plans for spring and summer

**NATURAL RESERVES, Steve Johnston –
Trail Maintenance and Invasive Plant Control**

Seasonally appropriate brush clearing and graveling occurred this past month on the trail system. Our Native Plant and Invasive Control contractor is going through a reorg and we hopefully will end up with the same excellent crew taking care of our Reserves.

Eagle Erosion

We are currently working through the many practical, intrapersonal, regulatory, engineering and legal issues resulting from the ongoing Storm Creek erosion and recent damage in Eagle Reserve.

ACTIVITIES, Brian Branagan

Save these dates for upcoming Events

Winter Gardening Classes:	Saturdays, March 3 rd and April 1 st , 9:30-11:30am at the clubhouse
Spring Hop (aka Egg Scramble):	Saturday, April 8 th , 10am-Noon
Ladies' Night Out:	Saturday, June 1 st
Salmon BBQ:	Wednesday, July 19 th
Wine Tasting:	September, Date TBD
Halloween Parade	October 28 th or 29 th
Holiday Party	Sunday, December 3 rd

Winter Gardening Classes

Diane O'Neill taught the first of three winter gardening classes on Saturday. Nineteen people attended and the class was very successful as measured by the post-class survey. Two other classes will be offered on Saturday, March 3rd and April 1st.

Innis Arden Ladies' Night Out

We are glad to announce that the Ladies Night Out event will be returning this year on Saturday, June 1st. We are thrilled that it will be co-sponsored by the Activities Committee and the Swim Club.

Subcommittee forming to envision the future of the Activities Committee

The Activities Committee no longer has the proceeds from the annual Rummage Sale to underwrite the costs of our free events and to subsidize ticket prices for the Salmon BBQ, Wine Tasting, and Ladies' Night Out. We are forming a subcommittee to investigate other ways to fund these community events. The committee will look at how to improve the Tennis Program and the Welcome Neighbor Program.

Next Activities Meeting

Our next meeting is on Monday, March 6, 2023, 7pm, at the clubhouse.

The next HOA Board Meeting will be Tuesday, March 14th, 7PM via zoom.

Meeting was adjourned at 7:25pm.

If you are new or have changed your phone number and/or email address, please email updates to communications@innisarden.org and be sure to include your address!