

INNIS ARDEN BOARD MEETING MINUTES
August 8, 2023

The meeting was called to order at 7:02 PM by Omar Nur. Board members present: Omar Nur, Alecia Craft, Mary Ruhlman, Steve Johnson, Jennifer Mace, Sean Chittenden, and Jason Barth.

Not present: Brian Branagan, and Cynthia Esselman.

PRESIDENT/Legal Affairs, Omar Nur –

Omar stated there was a correction to the July minutes, striking an old VP report from Cynthia Esselman. Omar made a motion to amend and approve the July meeting minutes. Mary Ruhlman seconded the motion, and the motion was approved unanimously.

July 2023 Minutes: it came to our attention that an old report on the Joseph Property (from June 2023) was inadvertently published under the Vice President’s report for July 2023.

Motion to approve July 2023 minutes with the report on the Joseph Property stricken from the minutes was made, seconded, and approved.

Joseph Property (18008 13th Ave NW) B&R Update: We learned that the city had finally approved the plans for this project on July 12, 2023. We received copies of the approved building plans and will be verifying they comport with the plans previously approved by the board.

Harris Property (18005 10th Ave NW) Landscaping Plan: All neighbors have reviewed and approved of the plans. The vegetation in the view corridor for the property at 1000 NW 180th is agreed to not to exceed 24” in height. As with all properties the landscaping needs to be maintained to retain the existing views from the neighboring properties.

Motion was made, seconded, and unanimously voted to approve the landscaping plan.

COMPLIANCE, Sean Chittenden –

Sean made a motion to approve an Executive Session before the September meeting to discuss the following 1) Merger of Activities Committee, 2) Accessible Use Policy 3) Compliance matters and 4) Technology. Jennifer seconded the motion, and the motion was approved unanimously.

NOTE: The Board executive session for July/August was not held. Several pending compliance items have been deferred to September.

18609 15th Ave NW:

- Received complaint regarding vegetation in the easement
- Worked with the homeowner to prune back vegetation

17726 17th Ave NW:

- A new homeowner with questions about trees and fences

18384 Ridgefield Rd NW and 18372 Ridgefield Rd NW:

- Began working on figuring out where trees sit on property lines

824 NW Innis Arden Dr:

- Consultation with the homeowner about their property
- Discussed the state of 18760 Ridgefield Rd NW.

18220 NW Ridgefield Rd:

- Received a call about a property listing for sale

18029 13th Ave NW:

- Continued back and forth with the homeowner's counsel
- Hearing set for August 21st
- Received more information from the community about this property's history and prior tree maintenance

17770 14th Ave NW:

- Received a request to follow up on this property's pending compliance issue from July 2017.

915 NW Richmond Beach Rd:

- Scheduling a compliance@ walkthrough to review progress

Thank you to the neighbors who are reaching out and working with one another and cooperating with regard to the covenants. This month, compliance@ received several notes from neighbors giving compliance@ an FYI that they were working through various view obstruction or vegetation issues.

IT/Technology

- Weighing different chat programs for use of inter-board and community messaging. Evaluating Slack and Discord. Due to Discord's pricing model, we will likely settle on Discord.
- Need to review an AUP
- Assembling a plan and budget for an IT modernization project

BUILDING AND REMODEL, Jason Barth –

Omar made a motion to approve the Harris's landscaping plan on 10th Ave. Jennifer seconded the motion, and the motion was approved unanimously.

Jason made a motion to approve the Nur deck. Jennifer seconded the motion, and the motion was approved unanimously.

Jason made a motion to approve the Sam's remodel minus the 3rd floor deck. Alecia seconded the motion, and the motion was approved unanimously.

Jason made a motion to approve the Puetz-Heng solar panels on roof **17259 13th Ave NW**. 3 approved and 3 abstained. This motion does not pass today, and the board will need to talk about it further.

Nur

18424 16th Ave NW

Shoreline, WA 98177

Deck Remodel: Approved

Sams
17726 15th Ave NW
Shoreline, WA 98177
Home Remodel: Approved

Puetz/Heng
17259 13th Ave NW
Shoreline, WA 98177
Solar Panel Installation: Motion does not pass

September Agenda:

Steensma, Kevin
1506 NW Springdale Pl
Shoreline, WA 98177
Home Remodel

Croese/Leung
18275 Springdale CT NW
Shoreline, WA 98177
Remodel

TREASURER, Jennifer Mace –

At the close of June 2023, our Operating Checking was \$325,787, Collections Savings was \$2,225, and the Asset Reserves Savings was \$396,596.

CLUBHOUSE/GROUNDS, Mary Ruhlman –

Clubhouse rentals for July: Five (One for Activities Event)
Clubhouse rentals for August: Four (One for Activities Event)

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

NATURAL RESERVES, Steve Johnston –

It was hot, dry, and quiet in July in the Reserves, with lots of recreational trail use by residents.

Trail Maintenance

A.S. Landscaping, our trails maintenance crew, did a wonderful job weed whacking and otherwise ensuring the trails are litter free and in good shape.

They added additional steps and gravel to the staircase at the top of Running Water Reserve to make

access easier, with greater effect.

Invasive Plant Control

Our invasive control crew, Sound Ecology, is back at it, engaging the ongoing effort to combat invasives and to preserve and enhance native habitat.

IA ACTIVITIES, Brian Branagan-

Save these dates for upcoming events

Event	Date	Contact
Family Night Out	Saturday, August 19 th	Jamie Holter
Garden Tour (Barry Davis)	Thursday, August 31 st	Diane O'Neill and Dana Niblack
Garden Tour	Saturday, September 2 nd	Diane O'Neill and Dana Niblack
Wine Tasting	Friday, September 15 th	Cori Whitaker and Jennifer Buma
Oktoberfest	Saturday, October 7 th	Holger and Costa Herbert
Halloween Parade	October 28 th or 29 th	Randi Fattizzi
Holiday Party	Sunday, December 3 rd	Frieda Magin and Sarah Kennedy

Salmon BBQ

- 372 residents enjoyed 200 lbs. of salmon and many other dishes and desserts!
- After an urgent appeal was sent out seeking volunteers, approximately 50+ volunteers responded.

Innis Arden Garden Club

- Innis Arden Garden Club members enjoyed a tour of Amely Wurmbrand's garden on July 29th at 2pm.
- The Garden Club has created a monthly newsletter to inform members of upcoming club events and other activities that are garden focused. Diane O'Neill and Dana Niblack are investigating how to post the newsletter to all Innis Arden residents. The newsletter will include Sign Up Genius forms for registration.
- Annual membership (July-June) to the Garden Club is \$20 cash and can be paid at a Garden Club meeting.

Interest in starting an Innis Arden Cycling Club

There is community interest in starting an Innis Arden Cycling Club that would meet regularly for informal rides in the neighborhood. If you are interested in participating, please send an email to Magruder.Jim@gmail.com.

Next Activities Meeting

Our next meeting is on Monday, September 11th, 2023, 7pm, at the Innis Arden Clubhouse.

The next HOA Board Meeting will be September 12th, 7pm via zoom.
Meeting was adjourned at 8:39pm.

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!