

**MONTAINE at ALDARRA HOMEOWNERS' ASSOC.**  
**BOARD MEETING MINUTES**  
**Nov. 20, 2012**

**In Attendance:**

Marcus Phelps-Munson', Pres.  
Nathan Rau, Treasurer  
Susan Shamp, Secretary  
Erik Baker, Director  
Debbie Weaver, Community Mgr.

Homeowners in attendance: None.

**Location:** HopJacks, (Klahani Village Shopping Center, Sammamish)

**Call to Order:** 7:05 P.M.

**Approval of Minutes:** Marcus made a motion which was unanimously approved to accept the 10/2/12 Board meeting minutes as written.

**Officer Election:** The new Board filled the following Officer positions:

Pres.- Marcus Phelps-Munson  
Treasurer – Nathan Rau  
Secretary – Susan Shamp

**New Board Member Updates:** The existing Board members brought new members Susan Shamp and Erik Baker up to date on the following neighborhood projects:

- S.E. Duthie Hill Rd. Bike Path
- Parking Rules: The new Board members will review the proposed rules document. The city prohibits Residents from parking on the sidewalks due to the damage caused, yet the community streets are too narrow to allow street parking.

**Financial Report:** The October 31st financial reports were reviewed and Board members signed association payables checks. All delinquent accounts have been brought current. The Board signed new bank signature cards with U.S. Bank.

**Unfinished Business:**

**S.E. Duthie Hill Rd. Bike Path and Sidewalk update:** Tabled.

**New Business:**

**Annual Meeting Information:** Information brought from the Annual Homeowners' Assoc. Meeting in October included Owners requesting more communication about what's going on in the community. Alternate means of getting information to Owners were discussed which included getting more Owners involved in Community Governance. It was decided that directing Owners to the community website was the best way of drawing Owners into the site.

- **Social Committee:** The Board asked Debbie to contact Carrie Ahlstrom and Anne Gabrielski to develop a community social committee to initiate social events such as:
  - Summer barbeques on the soccer field encouraging residents to supply music.
  - Community Garage Sale
- Monthly email blasts reminding Owners that the monthly board meetings are available for their attendance and that monthly Board minutes are posted on the website. Reminders about Community Rules & Regulations specifically to obtain notification that modifications to yards and exterior homes require prior ACC approval.

**ACC Request:** The Board reviewed a recently submitted request from Bryan Jeffries.

**Pick up after pets:** Due to the amount of pet waste found in park areas, the Board asked Debbie to research dog stands that hold pet waste bags.

**Executive Session:** The Board adjourned to Executive Session to discuss Owner communication.

**Adjournment:** There being no further business, the meeting adjourned at 9:05 P.M.

The next Board meeting date and time has been set for Tuesday, Dec. 18, 2012 at Hop Jacks Restaurant in the Klahanie Shopping Center.