

**MONTAINE at ALDARRA HOMEOWNERS' ASSOC.  
BOARD MEETING MINUTES**

Location: Fall City Library  
June 17, 2014

**In Attendance:**

Marcus Phelps-Munson, President  
Susan Shamp, Secretary  
Tom Bartlett, Treasurer  
Eric Baker, Member at Large

Debbie Weaver, Community Mgr.

Homeowners in attendance: None

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

**Approval of Minutes:** The May 27, 2014 meeting minutes were unanimously approved.

**Financial Report:** The board reviewed the May 31<sup>st</sup> year end first draft financial reports including cash balances, actual to budget variances and YTD Net Income.

Break out bark installation as a separate line item on the 2015-2016 Annual Budget  
Susan made a motion, (2<sup>nd</sup> by Marcus) and unanimously approved to accrue for and have bark laid, have the fence along Duthie Hill Road pressure washed and painted and forego the audit of the FYE 2014 financials.

The board signed association checks.

**2014-15 Annual Operating Budget:**

The board decided that there shall be a separate budget line item for bark in the 2015/2016 Operating Budget.

**Fence Paint Colors:**

The Montaine at Aldarra Design Guidelines referred to in the CC&R's, Article XIII Building and Landscaping Restrictions, Section 2, General Building and Landscaping Restrictions provide for fence designs (#6) including one stain color specification; a mix of:

- 3 gallons of Parker Prohide (product)
- Kingston Clay (color)
- 2 gallons of Parker Woodlite clear

Currently, only fences stained with this color mix are compliant. In order to provide the community with additional options and to bring many of those stained in slightly different colors; Marcus made a motion, (2<sup>nd</sup> by Tom) and unanimously approved to add the following color choices for a total of 3 fence stain color options:

1. Kingston Clay (mix referred to above)
2. Redwood, cedar tone matching pressure treated wood
3. Natural

Eric agreed to provide the new paragraph for the Design Guideline insert.

**Mailbox Kiosk on 275<sup>th</sup> Damaged:**

A mailbox kiosk was recently pushed over to the ground by some children as was reported and the base was damaged. Debbie ordered a new base and the cost to install will be approximately \$450. The community will be reminded that tampering with mailboxes is a federal offense and an unwanted expense to the community unless the kids can be identified. Eric noted that the bases on many kiosks are beginning to rust. Debbie will find out if the other kiosk bases throughout the community can be replaced without replacing the entire kiosk which is far more expensive.

**Adjournment:**

There being no further business, the meeting adjourned at 8:05P.M.

The next Board meeting date and time is scheduled for July 15th, at 7:00P.M. Monthly board meetings are posted on the community website: **[www.montaineataldarra.com](http://www.montaineataldarra.com)**