

Beachcrest Community Association
8846 51st Avenue NE
Olympia, WA 98516

Monthly board meeting minutes for August 2, 2017, held at the Firehouse

Board members present: Larry Lindsley, Penny Kocan, Cindy Stichweh, Kat Leathers, Leslie Charlton, Paul Wagner

Larry called the meeting to order at 6:35 p.m.

Meeting minutes from July meeting were read. The location of the July meeting was corrected to reflect meeting at the Firehouse. The minutes were voted and approved.

Treasurer's Report:

Kat announced account balances as of June 30, 2017:

- Checking: \$139,214.87
- Marina Checking: \$7,043.69
- MMA (Reserve): \$56,602.75
- Accts Receivable: \$40,728.35
- Total Current Assets: \$243,589.66

Kat explained the increase in accounts receivable has to do with the recent sale of property in the community in which contiguous lots were no longer contiguous, requiring back dues be paid.

She is recommending two properties be addressed for their delinquent accounts. She also suggested we change our delinquency policy, as the cost charged to homeowners for sending letters does not cover the costs incurred. She also acknowledged multiple complaints about Vantage and has a plan for partnering for more detail and providing feedback.

Property Management Report:

Larry reported that Dan Eason had been able to speedily remove fallen trees from the beach road. There was also a water leak that caused a small slide, which he was able to repair.

Burn bans have been issued county wide, including some recreational fires, without minimum requirements. He is recommending further discussion and review of the covenants to ensure we have a policy that takes all into consideration.

Larry also indicated some tree trimming will need to be done to protect the integrity of the bluffs over the beach roads.

Committee Reports:

Marina – Cindy

Cindy reported a few delinquent slip accounts that she is following up on. There is also more demand for kayak storage, and several kayakers are leaving their watercraft along the beach.

Communications – Larry

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Larry shared that we will see an e-Blast for September potlucks going out soon, which will be held on Fridays again. The View will be coming out in late August.

Old Business:

Nothing to report.

New Business:

Kat moved that \$350 be allocated for September Potlucks. Cindy seconded. The motion was voted and approved.

Kat moved that we ask Vantage to pursue liens on two accounts: 5-25 (\$732) and 23-15 (>\$2000). If payment is not received in 15 days, Vantage is authorized to forward an attorney/collection lawsuit letter. Cindy seconded. The motion was voted and approved.

The tree trimming proposal from the Herrings was discussed. Larry indicated we would put the proposal on the website for consideration and feedback from the community.

Larry shared proposals from two trimming companies for bluff maintenance. Larry motioned that we allocate up to \$6100 for bluff maintenance from the West Cabana to the East Cabana, as presented and bid by Olympia Tree Care, which Larry believes will take 4 days. Kat seconded. The motion was voted and approved. Work may begin as early as September.

Another tree trimming proposal was shared, that would remove an unhealthy tree from community property. Cindy motioned that up to \$1500 be allocated for the removal of the tree in front of 4827 Beverly. Larry seconded, the motion was voted and approved.

Items from the floor:

Fern Z. addressed the group with information about bringing sewer lines into the community. The board will discuss further.

Announcements:

The meeting adjourned at 8:07 p.m.