LaRosa HOA Community Meeting Minutes

08/28/2018

**6:30PM- Roll Call**

* Attendees (by lot): 2, 4, 10, 12, 14
* All board members present
* Quorum requirement met

**6:31PM- HOA Common/ Entrance**

* We have a few dead trees and shrubs within the entrance and in the common area
* All motioned to spend $100 to cut down trees and replant in the spring time.
* Neighborhood suggestions?
  + Any trees or shrubs that would make the community look better that’s easy to care for?

**6:37PM- Budget**

* Current balance: $15,907.84
  + Operating cash: $12542.84
  + Reserves: $3 ,365.00
* Waiting for 2017 Taxes to be filed
  + CPA from prior year filed for an extension till Oct.
  + Need to follow up with Annette to make sure CPA completes filing
* Landscaping for the neighborhood
  + All motioned to use up to $3,000 of the budget to help increase and maintain the look of the community.
  + Suggestions for shrubs and trees are welcome.

**6:44PM Parking/Speeding**

* Parking has been an issue especially near the entrance of the community
  + Has created trash collection issue for some lots
  + Some residents have cars that block the driveways of others.
  + Need to review guidelines for parking
* Still encountering speeding in the neighborhood
  + Contact the City of Renton to do another speed survey

**6:51PM Rentals**

* Since we have a few homeowners renting out their home, how many do we want in the community?
* Many concerns with parking and HOA guidelines the renters may be unaware of.
* Policy to limit the rentals in the community, by creating a by-law.
  + All motioned to allow no more than 5 homes to be rented out.
  + Board to write the bylaw.

**6:57PM Lawn Maintenance**

* Not all lawns in the community have not been properly maintained.
  + Real estate agent has commented that our relatively new 3 years old community looks like a 10 years old community
  + Lawns to be no higher than 6” free of weeds and dead patches
* Will talk with landscaper on ways to help maintain the lawn.
* Will start issuing warning notices for those who do not maintain lawns.

**7:01PM Meeting Adjourned**