

**WESTPARK HOMEOWNERS' ASSOCIATION**  
**BOARD OF DIRECTORS MEETING MINUTES**  
**January 5, 2023**

**Called to order** at approximately 6:04 pm.

**Present:** Board members Ray Hickel, Ken Pugh, Heather O'Connell, Melissa Johnson; Guest Larry Jones with LC Property Maintenance; PMSI Representative Crystal McDonald.

**Agenda Approval** – The agenda was approved as presented by motion duly made (Melissa) and seconded (Heather).

Defer from agenda to discussion main business items.

**Annual Meeting Preparation** - The annual homeowners meeting was rescheduled to February 2, 2023, 6:30 pm. Arctic Rec Center was able to move the meeting as well. Qdoba no longer caters after 4:00 pm; Melissa will look into Pepperoncinis. Heather and Melissa will volunteer again. Consistent attendance is necessary.

**Sidewalk Maintenance** – Number 1 concern is timeliness; Ken believes the Muni has compounded the problem by not removing snow – nowhere for the sidewalk clearing to occur. The sidewalks are done except for approx. 10-12 areas where homeowners piled snow up from their driveway onto the sidewalk.

The muni berms also caused a problem. Larry will get an estimate to handle the 10-12 areas the heavy-duty snow blower was not able to cut through.

History of how the sidewalk removal began was provided. The sidewalks are only 48-inches wide; a skid steer is much wider, meaning lawn damage, pavers being picked up, etc. The contractor uses a John Deere contractor with blower.

Ken commented the back-to-back snow storms was not normal; generally, the contractor does a great job. Ken suggests negotiating an improved contract for a higher priority and to ensure an agreement is beneficial to both parties. Management will pull data together for the Board review at the next Board meeting. Ray and Ken are happy to be the new liaisons and POC for owners and the contractor for better Board to vendor and management to owner communication.

Letter to homeowners not to store snow on sidewalks, be conscientious of where parking – parking over sidewalk or into street impedes snow removal.

**Previous Meeting Minutes** – The November 16, 2022 Board meeting minutes were unanimously approved as presented by a motion duly made (Ray) and seconded (Heather).

**Financial Report** – The December 31, 2022 income & expense statement and balance sheet were provided for review. Board members receive a complete financial statement monthly via email. Alliance checking account \$9,946.98; Alliance savings \$103,449.52; Northrim savings \$57,320.13.

**Outstanding Design Review Applications** – There are no outstanding design review applications.

**Next Meeting** – The next meeting will be the Annual Homeowners Meeting, February 2, 2023, 6:30 pm, Arctic Rec Center. The next Board meeting will be March 2, 2023, 6:00 pm, via Zoom.

***Adjournment*** – There being no further business to discuss, the meeting was officially adjourned at 7:15 pm by a motion duly made (Ray) and seconded (Melissa).