

INNIS ARDEN BOARD MEETING MINUTES
September 11, 2018

The meeting was called to order at 7:00 PM by President Easton Craft. Board members present: Easton Craft, Dave Fosmire, Maggie Taber, Brian Branagan, and Jeff Gough.

PRESIDENT, Easton Craft –

The following legal matters are related to long-standing compliance issues on several properties within Innis Arden:

1. **Hjelle:** Her lawyer indicated an interest in talking settlement after talking with his client. There has been no follow-up from Hjelle counsel on settlement. The Club's attorney reviewed the Hjelle Answer and served her attorney Requests for Production, and Requests for Admissions.
2. **Campbell Trust:** There was some expectation that this matter would be resolved thanks to the recent sale of the property, however that was not the case. To date no agreement has been reached. The Trust has apparently brought in another law firm to "assist" the Trust's original counsel. The Club's attorney has reached out to the new counsel and hopefully this will be resolved prior to the next Board meeting.
3. **Carlson:** Judge Catherine Shaffer denied the Carlsons' Motion for a Default Judgment due to Marcus' failure to appear. In doing so she reaffirmed the Club's authority to represent its interests and those of its members in compliance matters. She also warned Mr. Carlson that he would be subject to very significant sanctions if, as she said appeared, his case turned out to be "frivolous" in violation of Civil Rule 11. The Club's counsel after the hearing in Court on Friday asked all parties to meet in the Court's jury room to try to get the ball rolling on a possible settlement. There are no guarantees that this will occur, but the parties spent an hour discussing possible routes and options.
4. **Tynan:** This is related to long outstanding compliance matters on the Tynan property. The Club was promised a plan to achieve compliance by Mr. Tynan, however there has been no response. In light of the non-communication and long standing compliance violations, a suit was filed and served Friday, September 7.

VICE PRESIDENT/COMPLIANCE, Dave Fosmire -

NOTE: All Compliance hearings are held at the Innis Arden Clubhouse at 7:00PM unless noted otherwise.

The Compliance Committee continues to work with the residents of NW 167th Street to achieve compliance. Tree pruning will continue in October with possible hearing dates in November if necessary. Legal advice is being sought to clarify the situation regarding one of the petitioned trees.

BUILDING AND REMODEL, Cindy Esselman -

Building and Remodel Report
September 2018

Motion to approve the Suver property addition at 16757 16th Ave NW with the condition that if they, in the future, make revisions to the existing greenhouse located on the property, it needs to come into compliance.

Passed unanimously (5-0).

Bargreen Remodel -

Motion to approve the Bargreen landscape plan with pool at 17735 17th Ave NW with, in regard to the trellis structures, the condition of ensuring the trellis structures do not negatively impact sound and mountain views for the concerned neighbor.

Passed unanimously (5-0).

Building & Remodel Documents -

Motion to approve the language in the Buildings & Remodel Conditions of Approval, Homeowners Guidelines, Policy Statement, and Section 4.b. (Committees > Building) of the Innis Arden bylaws. Passed unanimously (5-0).

No remodels for October.

TREASURER, Jeff Gough -

Year to date the Club remains under budget on its expenses. At the close of August, the Club Operating Checking balance was \$12,315, the Collections Savings balance was \$251,061, and the Asset Reserve Savings was \$234,367.

CLUBHOUSE, Brian Branagan –

Clubhouse Board Report

Clubhouse Rentals

- August was a busy month for the Clubhouse. Events included a wedding shower, a graduation party, the 4-Corners Brewfest, training events for the Shoreline School District and a company party. Income was \$2,100 with \$300 in refunds.
- July rental income was \$1275 with refunds at \$675.

Clubhouse Facility

- We now have improved lighting outside on the east side of the clubhouse building.
- Seattle City Light will inspect the burned-out patio light for repair by September 21st.
- The estimate for the roof repair is \$1800 plus taxes. This includes installing a new taper system for rainwater flow, new flat roof drainage devices and new fascia on the east side of the clubhouse.

GROUNDS, Jim McCulloch -

2018 objectives for the Grounds Committee are as follows:

- Maintain and improve the existing lawn and planting beds around the Clubhouse
- Maintain the Innis Arden Main Entrance and other Innis Arden Entrances.
- Upgrade existing irrigation system to be more efficient and cost effective
- Upgrade existing Playground structures and replace deteriorated playground equipment.

Work Items Completed Last Month:

- Main Entrance:

- Weekly maintenance and watering.
- Grounds:
 - Weekly maintenance and watering.
 - Expanded two irrigation zones for better coverage of lawn
 - Trimmed ivy off of fence in NW corner of field.

Work Items Scheduled this Month:

- Continue weekly maintenance of Grounds and Entrances.
- No special items scheduled

Other Items

- Requests have been received to make the patanque courts into a volleyball court. Grounds chair will investigate potential costs and requirements. No developments on this item this last month.

NATURAL RESERVES, Steve Johnston –

This was a very quiet (and smoky) month. Adrian and crew did a nice job weed whacking the trails where needed and Garden Cycles did invasive control work in Blue Heron.

ACTIVITIES, Maggie Taber -

Save the dates:

Oktoberfest - Saturday, October 6th, 6-10pm

Holiday Decorating Party - Monday, December 3rd

Annual Holiday Party - Saturday, December 8th

Our next scheduled event is Oktoberfest!

Help us plan by sending your completed reservation form with check before: October 3rd or pay online through Brown Paper Tickets @ <https://2018innisardenoktoberfest.bpt.me>

Checks payable to IAAC. Send to Mary Cleaveland: 16701 15th Ave NW, Shoreline WA. 98177
\$15 per Innis Arden Resident and \$20 for guests

(After October 3rd: \$20 per Innis Arden Residence and \$25 for guests)

Contact Tim or Mary Cleaveland at 206-533-9580 or maryjocd@comcast.net

Our next meeting will be Monday, October 1st, 7pm at Randi Fattizzi's home.

Any questions, please contact Randi Fattizzi or Maggie Taber

Shoreline Council of Neighborhoods:

Please see <http://www.shorelinewa.gov/our-city/neighborhoods/council-of-neighborhoods/minutes> for the meeting minutes from the Shoreline Council of Neighborhoods.