



Estates @ Meadowwood III
2022 Budget Ratification Meeting
January 26, 2022, at 5:30pm

Meeting Minutes

1. Call to Order and Introductions – Dale called the meeting to order at 5:35pm
 - a. Introduce Board of Directors - Board Quorum established
 - i. Dale Mohlenhoff
 - ii. Doug Heyamoto
 - b. Introduce WEB Properties
 - i. Ron White
 - c. Introduce Homeowners
2. Financial Update through December 31, 2021 - Ron
 - a. Income:
 - i. \$7,805.58 above budget, primarily due to insurance proceeds from windstorm and fence crash
 - b. Expense:
 - i. \$14,164.46 above budget
 1. Primarily landscape project ~\$15K
 2. Replaced damaged entry lights – ~\$1,200
 3. Inspect drains per reserve study - ~\$1,700
 4. Didn't perform Audit - \$7K
 5. Lower Snow Removal - ~\$10K
3. Tally Votes to Ratify Budget - Ron
 - a. RCW Requires majority of homeowners to vote to reject. As of this time there were 17 votes received – 16 to ratify and 1 to reject, so it is ratified.
4. Tally Votes for Audit of 2021 Financials - Ron
 - a. Quorum is required (50%+1 = 38). We only received 18 votes, so vote is not yet valid. Suggest extending voting period and making calls to remaining homeowners who haven't voted.
 - i. Dale proposed extend voting for a month (Feb 26). Doug approved
 - ii. Ron will send Terri and Board list of homeowners who haven't voted

5. Open Forum
 - a. Dogpot Survey - Ron
 - i. Received 6 responses – 2 in favor, 4 against
 1. Sentiment on the call was to not have the pot, but to highly encourage dog owners to pick up after their own dogs.
 - b. Roy encouraged more Board and property management communicating more via in-person meetings, but also via newsletter. Discouraged by low meeting attendance.
 - i. Dale agreed and mentioned that the Board has discussed having block parties or other social activities and committee involvement.
 - ii. Ardene offered to help with newsletter.
6. Adjournment – Dale adjourned meeting at 6:14pm