



Estates @ Meadowwood III  
Board Meeting  
December 7, 2020 at 5:00pm  
Via Google Meets

## Meeting Minutes

1. Attendees:
  - a. Board Members – David Wyatt, Claudia Lopez, and Yvonne Tanak
  - b. WEB Properties – Ron White
2. Ron mentioned that he is waiting for a reply regarding how much de-ice is applied in a typical “event,” per David Wyatt’s request.
3. Ron sent the Gate Vote reminder with the letter modified to say that the tally would occur by the Annual Meeting, which will be held via Zoom on December 21, and as such, the votes would need mailed or emailed.
  - a. One homeowner checked the box to have the Board vote as a proxy. The Board voted 2 to Reject Gate Closure and 1 to Approve Gate Closure, and such, the vote is for Rejection of Gate Closure
4. 2020 Annual Meeting and Budget Ratification
  - a. Board voted to adopt the 2021 budget as presented. Ron clarified that the vote by the membership to ratify the budget is based on the requirement from the Washington RCW that says a budget adopted by a Board will only be rejected should a majority of the total homeowner membership vote as such.
  - b. Ron said he would send the notice for the 2020 Annual and 2021 Budget Ratification meeting to all homeowners following this call in order to comply with the requirement that the meeting notice be at least 14 days prior to the meeting date.
5. Ron updated the Board that the owner at 1315 N Dunbarton Oaks had not responded to the Notice of Impending Lien, so a lien will be filed for failure to pay outstanding dues.
6. Adjournment