Elk Meadows HOA Meeting Notes

Date: Wednesday, January 15, 2025

Location: Enumclaw Library

In attendance:

HOA Board members, Shelley, Kim and Susan

Three (3) residents

Topics of discussion:

When we took over the HOA responsibilities, we found that the business license had lapsed, the liability insurance had lapsed and the water system had not been maintained and was actually broken. All of these items were rectified as soon as they were discovered.

2024 financial records were disbursed, and discussion was had on the items where monies were spent during the year along with the items noted above. The trees in the playground were pruned up, the website was added to and there were other general small expenses.

In 2025 we do anticipate some attorney costs for lien filings and a review of the CCR’s. The CCR’s will be brought up to date with current RCW’s and WAC’s. No other major changes will be made.

The liability insurance covers the HOA board, the park and other common areas within the neighborhood.

We are paying PSE a base monthly fee for a box that is located in the park for electricity.

We are going to get multiple bids for landscapers. Landscaping is our largest expense and we want to see if we can reduce this expense. A homeowner in attendance recommended GA Landscaping.

The sprinkler heads at the entrance will need to be adjusted this spring as they have risen too high.

A homeowner is going to present to the board some options for re-landscaping at the entrance.

At some point we will need to contact the City regarding the roots of trees that are rising up and cracking the sidewalks for safety reasons.

The checking account balance at 12/31/24 was $8,006.10