**Inglewood Forest Homeowners Association**

**Annual Meeting Minutes**

**October 29, 2009**

The 2010 meeting was called to order at 7:05pm by Carol, President of the Inglewood Forest Homeowners Association.

Introductions were made of Board and Staff members in attendance:

President: Carol

Vice President: Randy (not present)

Director: Bob

Secretary: Lynn

Architectural Control Committee: Lisa

Architectural Control Committee: Rachel

Architectural Control Committee: Mike

Treasurer: Lyn (not present)

Bookkeeper: Rochelle Globstad

7 Homeowners were in attendance.

Minutes from the last annual meeting were read by Lynn, Secretary of the HOA.

Accounting Report

Rochelle Globstad handed out Profit/Loss and Balance sheets to all homeowners for review. She briefly explained what her job is. She broke down what each of the $180.00 of homeowner’s dues goes each year to pay for. A review of profit and loss and balance sheets shows the IFHOA is in good shape. She presents a budget for 2011, it is ratified by Bob, and approved by everyone.

Architectural Control Committee Report

Carol detailed the project of asphalt replacement and problem tree removal on the trail between 6th and 6th. She passed around pictures from the project for everyone to view. It was the biggest project of the year and also the costliest. A few problem areas of buckled asphalt at the basketball courts was dug out and removed at the same time. Problem trees have yet to be removed at these sites.

Bob has been in contact with Rainbow Play Systems since the play equipment at the tot lots need to be replaced or repaired.

Lisa talked about how a fence repair party is in the works, materials have been located for these projects. Hopefully they will be completed before winter weather comes.

Carol introduced Stacy Smith from the Snohomish County Water Conservation Society who came to talk about the Inglewood Forest water retention pond upkeep. She showed a powerpoint presentation with different solutions for maintenance of these ponds. She started by reviewing how all Inglewood water runoff goes to Stitch Lake, and detailed that it is her job to protect water quality. Upon inspection of the Inglewood ponds, she found that they are built to meet the 25 year storm event requirements. Ponds that are being built today are made up to nine times larger than this. So far she thinks that our ponds look adequately sized for our runoff needs, however, she reminded us of the dangers of property damage in Inglewood and also downstream if these ponds should back up or overflow. She reviewed basins A-F and the locations of the bioswales. It is important for residents to keep up with vegetation clearing in order to keep watch over water levels and to prevent the ponds from filling up with sediment. She overviewed new concepts in pond design which mimic predevelopment conditions such as the use of permeable asphalt, rainwater collection on site rather than runoff directed to water ponds, the use of rain barrels or other collection devices, filter strips, and rain gardens.

Carol asked Stacy about our bioswales, saying that she has tried numerous times to contact someone about inspecting them with no return calls. Stacy has a list of companies who could assist, and will send that to Carol.

Carol opened the meeting to questions and concerns from homeowners:

Homeowner concern: The swings at the tot lots near my house keep breaking. Is that something that Rainbow can replace?

Bob says yes.

Homeowner question: Some trees growing on the strip of grass between the sidewalks and the streets in Inglewood have been uprooting asphalt in the road. Who’s responsibility is this?

Carol said that this is the responsibility of the homeowner who owns the land the tree is growing on.

Homeowner question: Is there a place on Lake Stevens city council to represent Inglewood Forest?

Nobody knows, Bob will check it out.

Homeowner question: What is the process of the fine schedule for someone who’s yard is in violation of the CC&R’s?

Rochelle details the process of fine schedule.

Homeowner question: How effective is the fine schedule?

Rochelle said that people are now responding to letters better than they were before, cleaning up their messes.

There was no word from the Neighborhood Watch Committee during this meeting. Everyone talked about the importance of this committee to keep active, and how crime has been on the rise in Inglewood.

Election of Board Members for 2010:

President: Randy

 Vice President: Bob

Director: George

Secretary: Carol

Architectural Control Committee: Lisa

Architectural Control Committee: Rachel

Architectural Control Committee: Mike

Treasurer: Susie

June 24th, 25th, and 26th was chosen as the date for the Annual Garage Sale in 2011.

Carol adjourned the meeting at 8:15pm.