

MINUTES OF BOARD OF DIRECTORS MEETING ON SEPTEMBER 15, 2015 OF BROOKSHIRE ESTATES

A meeting of the Board of Directors of Brookshire Estates was held on September 15, 2015. Board President Mike Foss called the meeting to order at 7:15pm. Attending were President Mike Foss, Vice-President Dick L'Heureux, Treasurer Yvonne Tichelaar, Member at Large Jeff Cao and Secretary Judy Moschetto.

Arborist Consult. Mike reported that he has made attempts to contact the Arborist the Board hired to review the concerns regarding a homeowner's backyard abutting the Native Protection Area to secure the Arborist's formal report. Mike reported that the Arborist orally supposed the homeowner's actions in removing diseased and dead trees and undergrowth. The homeowners have been extremely cooperative regarding the Board's concerns about the Native Protection Area and have pledged to replant trees and growth pursuant to suggestions and advice the Board's Arborist has made. As soon as Mike receives the Arborist's report the same will be discussed and shared with the Board.

August 29 Windstorm Damage. At the direction of the Board, Signature Landscaping has cleaned and cleared the fallen trees, branches and leaves left after the August 29, 2015 windstorm. Members of the Board inspected the area both before and after the cleanup and were pleased with the work done. Yvonne reported that the cost was approximately \$500, far less than Signature's original estimate. The Board approved the work done and the payment for same.

Sprinkler Repair. It had been reported that some sprinklers in our common area were damaged and the Board requested that Signature inspect same and advise if the Overlook construction was in any way responsible for said damage. Signature did inspect the 3 damaged sprinklers and advised that the same were not damaged as a result of the new construction. Signature replaced two sprinkler heads and one was moved because it was below the pond waterline in the HOA common area. Signature reported that construction of the new sidewalk by the Overlook development had damaged pipes and that the Overlook development paid for repair in that area. Yvonne will check our water bill and determine if the same was excessively over our normal average for the same time period and report back to the Board.

Sprinkler Usage. It was reported that our sprinklers were in use during recent rainy periods and concern was voiced about the same vis-à-vis our recent drought and King County and Sammamish's requests that all area residents attempt to reduce water usage. Yvonne will contact Signature regarding sprinkler usage aforementioned and report back to the Board to

determine if the sprinkler system rain sensors can be adjusted so the sprinklers are not operating during rainy periods.

Sammamish Transition. Mike, who is Brookshire's representative on the Sammamish Transition Committee, reported that the City of Sammamish has been and is continuing to be very open to input from the Transition Committee representatives and from the PAA community. Mike reported that concerns most voiced by the PAA community were about policing in the community and traffic within neighborhoods. Mike advised that the City of Sammamish is committed to hiring 6 new police officers who will be specifically assigned to the PAA areas. Sammamish targets hiring 4 new officers by January 1, 2016, 1 new officer by March 1, 2016 and 1 officer by April 1, 2016, with all new officers having received their training and ready to begin their duties according to their hire dates.

Mike reported that larger concerns to be addressed are traffic on area arterials, speeding through neighborhoods and children's safety in area neighborhoods. The Sammamish Police traffic liaison for the PAA is Officer Chris Sawtelle, work number 425-295-0770 and cell number 425-541-0025.

Mike shared with the Board Sammamish's Neighborhood Traffic Management Program (NTMP), which is incorporated in these Minutes but not attached to the same. Our Webmaster Jeff will post the NTMP on the HOA website.

Mike will send Transition Committee information via email blast to all HOA residents.

CC&R Violations Reported. It was reported that an HOA resident strolled through our neighborhood and saw boats and/or trailers parked in front of or in the driveways of 3 HOA residences in violation of our CC&Rs. It is very specifically stated in our CC&Rs that no boat or trailer or any type of residential trailer may be parked in front of any home or in the driveway of any home. There has not been any formal complaint made to the Board; however, as indicated a resident reported these boats and a residential trailer parked as indicated. The Board takes these violations seriously as we want to maintain the desirability and attractiveness of our neighborhood.

Mike indicated he will send out via email blast a friendly reminder to all residents that boats or trailers or the like are not permitted to be parked for more than 24 hours in front of or in the driveway of a home.

The Board further discussed this issue and decided that if the boats and/or trailers described herein have not been moved within 7 days of the email blast being sent, then letters will be sent to the specific homeowners involved.

Sammamish Welcome Party. The City of Sammamish hosted a party on September 12 to welcome the PAA members to Sammamish. Board members Dick, Mike, Jeff and Judy attended at various times during the party. The Board appreciates and acknowledges the friendly and neighborly gesture by Sammamish.

Treasurer's Report. Yvonne offered the attached 2015 Expense Report to date, which is attached hereto and incorporated herein.

There being no further business before the Board, the President adjourned the meeting.

Respectfully submitted

Judy Moschetto, Board Secretary

2015 expense report

Item	Jan	Feb	March	April	May	June	July	Aug	Sep	Oct	Nov	Dec Total
Landscaping Contract	\$1,569.56	\$1,569.56	\$1,569.56	\$1,569.56	\$1,569.56	\$1,569.56	\$1,569.56	\$1,569.56	\$1,569.56			\$14,126.04
Landscaping Misc	\$2,666.33											\$2,666.33
PSE	\$20.78	\$22.56	\$20.66	\$19.63	\$16.61	\$17.44	\$16.80	\$16.80				\$151.28
Water/Sewer			\$50.75		\$221.28	\$661.04			\$4,271.25			\$5,204.32
M/R Common Areas	\$287.71			\$1,964.43								\$2,252.14
M/R Other							\$98.55	\$1,297.58				\$1,297.58
M/R Sprinkler System				\$328.50	\$93.08			\$114.98	\$355.88			\$990.99
Office Supplies	\$36.87											\$36.87
Printing/Copies						\$75.58						\$75.58
Directory Publishing												\$0.00
Miscellaneous	\$45.90	\$22.95	\$22.95	45.90		\$45.90		\$82.90	\$200.00			\$466.50
Postage	\$98.00											\$98.00
PO Box rental		\$62.00										\$62.00
Legal Fees HBLC								\$1,087.50				\$1,087.50
Taxes												\$0.00
PS&F Directors Liability	\$1,666.00											\$1,666.00
PS&F General Liability	\$1,207.00											\$1,207.00
Secretary of State, Dues												\$0.00
Annual Meeting, Hall												\$0.00
Annual Meeting, Projector												\$0.00
Garage Sale												\$0.00
Total	\$7,524.41	\$1,677.07	\$1,663.92	\$3,928.02	\$1,900.53	\$2,369.52	\$1,684.91	\$4,169.32	\$6,396.69	\$0.00	\$0.00	\$31,314.39