

Sunset Cove Development Homeowners Association  
Board of Directors Meeting April 5, 2006  
Anacortes Library Community Room

Present: Ron Telles (President), Paul Allen (Secretary-Treasurer), Barbara Ballentine (Director), Rick Etsell (Director)

Absent: Jim Nelson (Vice President)

Guests: Roy and Nancy Raphael, Stan and Susan Singer, Don Rauch, and Shari Cohen

1. The meeting was called to order at 7:00pm by Ron Telles, and everyone was welcomed. The minutes of the March meeting were read by Paul Allen, a motion was made to approve by Barbara, seconded by Rick, and approved.
2. The financial report was given by Paul Allen: The current balance is \$22,674.71 (m/s/a)
3. Old Business:
  - a. Gazebo Trail – City work is complete; the remainder is up to the Homeowners Association, primarily adding railroad ties as steps and gravel where desired/needed.
  - b. Chafee Homes Development – two hearings are coming up. A letter from one of our homeowners was discussed, regarding water drainage problems and requesting Association support. It was agreed to keep tabs on the situation, but that there was no need for our direct involvement as it is a City matter.
4. New Business:
  - a. Landscaping – Barbara reported that some of the trees along Washington Blvd appear to be diseased. Paul will research group rates for spraying. Question arose as to the status of the circle in Sunset Cove Estates re: landscaping enhancements. Don also asked about enhancements for the corner at the top where the sign is; Paul replied that time is needed before proceeding, i.e. Lot 1 should be developed first.
  - b. Publicity – no report (Jim not present).
  - c. ARC – One set of plans have been approved recently (SSC Lot 1); the Board sent out several letters regarding CC&R “violations” (an apology came back from David Reed; he’s been in Aruba for the past four months and he had hired a painter who never accomplished the job); and Lot 12 has a new builder. It was agreed that a letter should go to the new builder to ensure he is aware of the CC&R's and the need to approve any deviations from existing plans.
  - d. A proposal for installing signs regarding dog waste was discussed and not approved. (Also discussed was the idea of signs against boat trailer parking, but it was brought up previously with the City and determined to be more trouble than it was worth. Those living near the park entrance will monitor the situation.)

With no further business, the meeting was adjourned at 7:30pm.

Respectfully submitted,

Rick Etsell (acting note-taker for Paul who was recovering from carpal tunnel surgery.)