

SUNSET COVE DEVELOPMENT HOMEOWNERS ASSOCIATION

DIRECTORS MEETING OCTOBER 5, 2005

ANACORTES LIBRARY COMMUNITY ROOM

Present: Vice President Ron Telles, Secretary-Treasurer Paul Allen, Directors Liana Yelle and Barbara Ballentine

Absent: President Roy Raphael

Guests: See list attached

The meeting was called to order at 7:00pm by Ron.

I. Minutes: Paul read the minutes from the September 7th meeting which were unanimously accepted as read.

II. Financial Summary: Paul read the financial summary for the month of September, 2005. The current bank balance is \$9,252.22. The report was accepted as presented and a is attached as a part of these minutes.

III. Old Business:

- a. Trail to Gazebo: The city is waiting for the hornets to hibernate before disturbing any ground for the trail. This should happen in the next few weeks.
- b. Chaffey homes has prepared a final plan for submission to the city and expects to appear before the planning commission sometime early in 2006 due to the full schedule the rest of this year. They will keep us updated on their progress.

IV. New Business:

- a. ARC: The committee has approved plans presented by Wes Cline for a home on lot 2, Washington Park Estates. He expects to begin construction early November. The committee performed a courtesy review of tentative plans for lot 13, Sunset Cove Estates but has not received a formal set of plans for review.
- b. Landscape Committee: We are still waiting for enough rain to support the new plants which are scheduled for the median strip on Washington Blvd and the circle on Washington Court. This should take place in the next month.
- c. Publicity Committee: Liana reported the picnic was well received by the owners who attended. Of her \$300.00 approved budget expenses were \$150.00. Thanks Liana for a job well done. Liana also reported this will be her last meeting as a Director due to her move to Washington D.C.
- d. Public hearing re "The Gardens": The board has prepared a support letter on behalf of the plans developed by G.T. Development, the proposed builders of this 24 unit town home project adjacent to the condo project. We will appear at the planning meeting and present our letter.

e. Jim Nelson has been appointed by the board to fulfill the remaining term of Director Liana Yelle who will be leaving the board effective this evening.

V. Other Business:

a. Thanks to Barbara Ballentine for handling the recording of the revised CCR's for Sunset Cove Estates parking strip landscaping. Taking this on herself saved us considerable dollars in legal bills.

b. A problems with the home being constructed on lot 12, SCE was discussed. It was suggested the board send a letter to the owner asking for an update regarding completion of construction as it would appear they will not meet the specified term as allowed by the CCR's.

VI. Adjournment: Being no further business before the board the meeting was adjourned at 7:25pm.

Respectively Submitted

Paul Allen
Secretary-Treasurer