

**Montreux Homeowners Association
Monthly Meeting Minutes
Wednesday, August 6, 2014
7 – 9 PM
Union Bank**

ATTENDEES

Board Members: Jay Willenberg, Leslie Inaba, Ryan Heiberg, Peter Roppo, Jerry Lilly, Myrt Nelson, Marty Nelson,
Charles Hayden

Absent: Connie Hanson, John Bryon, Suzette DeButts, Bob Wilburn, Mark Potensky

Meeting was convened at 7:10 pm

MINUTES

June Board meeting minutes were approved (Jay moved, Jerry seconded, all were in favor).

GENERAL DISCUSSION AND COMMITTEE UPDATES

PRESIDENT

[THE BOARD DISCUSSED INDIVIDUAL HOMEOWNERS CURRENTLY IN VIOLATION OF THE CC&RS. THE FOLLOWING SECTION HAS BEEN REMOVED DUE TO THE CONFIDENTIAL NATURE OF THE DISCUSSION.]

A number of complaints have been received about roofers working past the time allowed by the City of Issaquah. Jerry volunteered to contact the violating company (Platinum Roofing) as they appear to be the main violator.

VICE PRESIDENT

No report

TREASURER

Jay provided a brief financial update and noted we are in a good financial position. There have been very few complaints or issues with the increase in dues.

SECRETARY

No report

CC&Rs / ACC / NGPE

[THE BOARD DISCUSSED INDIVIDUAL HOMEOWNERS CURRENTLY IN VIOLATION OF THE CC&RS AND TREE REMOVAL POLICIES. THE FOLLOWING SECTION HAS BEEN REMOVED DUE TO THE CONFIDENTIAL NATURE OF THE DISCUSSION.]

ELECTRICAL / SOCIAL

A contractor will be coming out to provide an estimate for replacing some of the in-ground lights.

The summer BBQ is September 6th. Clowns Unlimited will be there again to provide entertainment. Food and drinks will be similar to last year. Marty will send out a list for volunteers. Leslie will send invitations to new homeowners within the past year.

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LANDSCAPING

Myrt provided the following landscaping updates:

- There was a complaint about an irrigation leak in a valve box on Montreux Dr. The homeowner thought it was the central system causing the leak, however it turns out it was the homeowner's.
- The Board has made reasonable, however unsuccessful, attempts to collect reimbursement from two drivers who knocked down two of the trees along VPD. The Board reviewed the costs and benefits and decided not to proceed with small claims court. At some point, the Board will need to decide whether or not to replace the trees.
- Myrt has done many drive-thrus with the landscaping supervisor to assess what work needs to be done.
- They will be trying to determine if any of the green utility boxes are viable. If they are not viable, then they will be removed.
- The bollards in front of the lake on Lac Lemman and Oberland Dr were replaced.

PONDS AND WATERFALL

Jerry provided an update on the ponds and waterfalls. The waterfalls have been cleaned and are in good working order. We are using more water in the waterfalls due to the hot summer. Jerry is going to talk to Jake about covering the spigot near the main waterfall.

A pump is out in one of the ponds. There will be a third attempt to repair the pump on Saturday (repairs are under warranty). If it doesn't work, we may need to replace the pump which will not be covered under the warranty. Cost is tbd.

WEBSITE

Charlie did a recent clean-up of the website. Website usage is slowly increasing, especially the email notifications. Charlie will put a link to the condo association in the FAQs to hopefully deflect some of the condo-related questions the Board receives.

NEWSLETTER

No report

GOVERNMENT AFFAIRS

No report

Meeting adjourned at 8:25 pm

Next meeting: Wednesday, September 3rd at Union Bank