

Greenfield HOA Board Meeting

Meeting Minutes

November 10, 2023

Present: Kim Abbey, President
Suresh Bhagavan, V. President
Becky Conn, Secretary
Michael Haynes, Treasurer
Carrie Andrew, Member at Large

-Dues Increase

- A Special Meeting was held September 18 @ 6:30 at McKenny Elementary School to discuss the proposed dues increase from \$300 to \$400 to support the neighborhood tree project.
- Table of attendees:

| Name | Address |
|-----------------------|------------------------------|
| Michael Haynes | 3626 22 nd Ave |
| Suresh Bhagavan | 3620 22 nd Ave |
| Becky Conn | 3603 Nissing Way |
| Carrie Andrew | 2208 Greenfield St |
| Kim Abbey | 2008 Kyle St |
| Kristine & Bret Booth | 1908 Kyle St |
| Robert Jimerson | 2202 Greenfield St |
| David & Rebecca Wild | 2030 Greenfield St |
| Kim Huys | 3635 22 nd Ave |
| Ingrid Aries | 1925 Greenfield St |
| John Zhao | 3627 22 nd Ave SE |
| Ben & Becky Donatelle | 3619 Joshua Way |
| Oscar Green | 2002 Kyle St |
| Frank Chestnut | 2227 Greenfield St |

- Ballots were handed out at the meeting to those in attendance. Kim delivered ballots to those not in attendance. Ballots were sent to those homeowners that do not live in the neighborhood.
- 47 ballots were received. 39 for and 8 against.
- Based on the results of the vote, the dues increase will go into effect for 2024 dues.

-Winter Newsletter

- Kim will update to reflect outcome of the dues increase vote.
- Kim will send out the newsletter for input and content.
- Letter will be printed at the library and included with the annual dues mailing. Michael plans to send these out Dec 15.

-Tree Removal/Replacement Update

- Tree removal/Tree planting schedules were discussed. It was decided to remove final trees in the next 2 years and move reimbursements to homeowners in year 3. This schedule will save on the \$600 permit fees since they are only needed for removal of trees. Below is the tentative schedule:
 - 2024 Remove 19 trees
 - 2025 Remove 19 Trees
 - 2026 Reimburse Homeowner tree removals and potentially plant trees with remaining budget
 - 2027 Plant 15-30 trees
 - 2028 Plant 15-30 trees
- Kim and Carrie will walk the neighborhood and put together a list of prioritized trees for 2024.
- Becky will call Kora Carson with City of Olympia to discuss the \$600 yearly permit fee.

-Barefoot Lawns Landscaping

- Barefoot Lawns Landscaping was sold and has a new owner. We have connected with the new owner and are maintaining our current contract.
- Michael spoke with him and the crew will also do stump trimming, of new sprouting growth, in the retention pond.
- The new owner also noted they will maintain the 5% increase each year that the previous owner did.

-Unpaid Dues

- 1 unpaid HOA due, Michael will be filing a lien on 11/13/2023

-Gazebo

- Gazebo roof has a new hole. Michael will be putting up a 'Keep Out' sign with caution tape to prevent anyone from entering.

- Next board meeting will be mid-January to prepare for Annual meeting in February.

Respectively submitted,
Becky Conn, Secretary