

**Capitol City Golf Club Estates Homeowners Association
Minutes of January 17, 2019 Board of Trustees Meeting
VIS Office
8617 Martin Way East
Lacey, WA 98516**

Board Members Present: Larry Dittloff, Randy Luke, Darroll Steiner, John Leo, Kevin Rae, David Luhr
VIS Representatives Present: Sahara Burson

Board Members Absent: Ed Obie

Open Forum: An Open Homeowner Forum was held from 4 pm to 6 pm (before the regular board meeting) to listen to homeowner comments on the CCR's and By-Laws Re-write.

Call to Order/Establish a Quorum: With six members being present a Quorum was declared by the President at 6:00 pm and the Meeting was called to order.

Approval of Meeting Minutes: The minutes from the December 11, 2018 Board of Trustees Meeting were approved without dissent.

Committee Reports:

a) Architectural Control Committee

Larry reported that the committee met and had received three or four requests. All were approved. Lot 87 included significant landscaping.

b) Compliance Committee

Larry reported that the committee had a drive-through on January 15, 2018. There were 110 open violations (mostly vehicles and landscaping).

c) Streets & Signs Committee

Larry reported that Steve Bradley will give a quote for the annual cleaning of the mailboxes.

A stop sign at 65th and E. Sarazen was replaced.

Larry completed a catch basin survey, and all catch basins (except one) are the responsibility of CCGCE.

d) Ad Hoc CCR & Bylaw Re-Write

The plan is to develop a new document that includes annotated changes. One more input session is planned.

Treasurer's Report:

Randy Luke handed out the Treasurer's Report. The Balance Sheet shows that receivables are down. The Income Statement shows expenses up \$30,000. Homeowner dues for 2019 are being collected, with 335 out of 420 received (for the 1st half of the annual payment).

Randy reported that the previous street resurfacing was done in July 2010, by Doolittle Construction (Bellevue) at a cost of roughly \$300,000.

Randy made a motion to move \$6,500 to Reserves, to balance the 2019 Operation Funds. Kevin seconded the motion, and it passed 6-0.

We are currently collecting an additional \$100 per lot for street repairs.

Old Business:

The draft Rules & Regulations document was passed out. Please review and give comments to Darroll.

New Business:

New assignments were made for standing committees. David will chair the Streets & Signs Committee, and Kevin will chair the Architectural Control Committee.

Executive Session:

Darroll made a motion to go to Executive Session for the purpose of deciding various action items. David seconded the motion and it passed 6-0.

(Executive Session Followed)

A motion was made by Kevin to come out of Executive Session, which was seconded by Darroll and passed 6-0.

A motion was made by David to approve the decisions made in Executive Session. Kevin seconded the motion and it passed 6-0.

The next meeting of the Board will be held Thursday, February 21, 2019 at the VIS office.