

# Minutes for the Adirondack Village annual HOA meeting

Date: June 26, 2006

Location: Adirondack Lodge

Meeting called to order 7:05 PM

Attendees: Jason Wheaton, Trudi Kuhn  
42 homeowners

## **Introduction of Attendees**

### **Review 2005 Budget:**

Trudi discussed the budget, no increase in dues/assessments this year.

### **Ratify 2006 Budget:**

Trudi discussed increases in services and material costs for landscaping areas. Increase in homeowners offset the costs. Homeowner wondered where in the income section the carryover from last year was applied. Trudi will inquire with accounting.

**Motion to ratify budget, motion seconded, All in favor – none opposed**

### **Website Discussion:**

Trudi explained the websites were donated by Jim and Jason/Greenstone Homes. The homeowners really liked and appreciated the new websites and the access to documents and CC&R's etc. Very convenient and nice site.

### **Jason Wheaton discussed the community update**

and future expansion vision. New alley product creates beautiful street scape. Homeowners preferred not to have the pathway through the common area to the pond. Jason indicated the city prefers connectivity and this was in the original plan and had to be completed per plan.

Homeowners would like fire gate at west end of the apartments opened up for traffic; they felt it would free up Stonington. Jason related how the city requires it to be closed and again an insurance issue. The gat will not be opened for travel, it will be emergency purposes only.

Landscapers and sub contractors are leaving their vehicles and large commercial trucks on the streets over the weekends and at night. It really crowds the street. Greenstone will talk to contractors and request they do not park on the street.

There are 4 dead trees at the round-about on Stonington. Trudi told homeowners that we will replace trees in the fall. Jason indicated that we buy in bulk twice a year and plant twice a year.

*Homeowners wanted another meeting to discuss CC&R issues/improvements etc. on August 21<sup>st</sup>, at the Lodge. **We will not be having this meeting.** All customer service issues should be directed to Greenstone (509-252-7507 ext 221 Jayson Hunnel). Associations will be managed by Rockwood Property Management beginning 2007 and the annual meetings will be held in February now, versus the busy summer months. The changes will be discussed at the meeting in February as well. Notices will be sent out 2 weeks before the annual meeting is scheduled.*

**Meeting adjourned at 9:20 PM**