



COMMUNITY ASSOCIATION

## Mill Creek Community Association Board of Directors Meeting

Tuesday, August 16, 2022

4:00 PM Online/Board Room

---

### Minutes

**President** – Terry Gemmill

**Secretary** – Judy Cromwell

**Director** – Stephen Anderson-absent

**Director** – Sid Siegel

**City Manager** – Martin Yamamoto

**Vice-President** – Jay Hiester-absent

**Treasurer** – Kristi Zevenbergen

**Director** – Ron Smullin

**Association Director** – Hilary Bublitz

**Board Candidates:** Becky Edy and Angie Darby

**Board of Directors Meeting Call to Order:**

4:00 pm

**City Manager Q&A-** Martin Yamamoto shared his thoughts about the questions that the Board had sent him ahead of time to speak about.

- We asked Martin to join us at our monthly Board meetings – he said he would try.

**Member Input** – One resident provided input.

**Minutes July 20<sup>th</sup>, 2022 were approved as corrected.**

**Corrections:** Brian to Martin Yamamoto and under aerial photos item - missing.

**Motion as corrected by:** Sid Siegel, **Second by:** Ron Smullin, **Passed:** Unanimously.

**Treasurer's Report** - Kristi Zevenbergen gave the treasurers report. The auditor was in the office July 27 and 28 and everything went smoothly. We are on track financially

**Association Director's Report** – Hilary gave her report

- Curb painting update – After a slow start due to COVID, Nocturnal Numbers Curb Painting are starting in the South Neighborhoods of the Association and working towards the North. This is a two-year project.
- Security cameras- Hilary has ordered the final 3 cameras which Craig will install. The cost for this final step is \$1,422.43 which is part of the Reserve Project 905 "Office Equipment."

**Motion:** The Board approved the expenditure of \$1,422.43 for the three new security cameras.

**Motion to approve made by:** Kristi Zevenbergen, **Second by:** Sid Siegel **Passed:** Unanimously.

- MCCA Open House to be held at the Mill Creek Country Club 5-7 on Thursday, October 13<sup>th</sup>, 2022. This is for the MCCA volunteers and the community's residents. There will be a cash no-host bar, but the association will cover the appetizers/sodas.

### New Business

VM 134 common area planting requests –

The Board discussed VM 134 planted 3 Leyland Cypress. The two near the property line are fine but they need to move the one that is planted too close to the Western Red Cedar.

Stipulations:

- The present and future owners of VM 134 are responsible for the maintenance of these trees and the area around them.

- Should any of these trees require maintenance or removal, the present and future owners of VM134 are responsible for the cost of that work.
- MCCA continues to own the land and its employees and volunteers retain the right, but not the obligation, to maintain the area and trees as the Board sees fit.

### **Old Business**

- Asphalt work in Nature Preserve – new start date Sept. 13.

**Motion:** to adjourn regular Board session and enter Executive Session at 5:45 pm

**Motion to approve made by:** Ron Smullin, **Second:** Kristi Zevenbergen, **Passed:** Unanimously.

### **Executive Session**

5:45

- Collections Update
- DF 88 fine forgiveness request

**Motion:** to adjourn Executive session and return to regular Board meeting at 6:00 pm

**Motion to approve made by:** Ron Smullin, **Second:** Kristi Zevenbergen, **Passed:** Unanimously.

**Motion:** The Board decided to forgive DF 88, Mr. Dhima's fine of \$80 since he has remained in compliance. The stipulation is; if he lapses and begins to park his trailer in the driveway or on the street again the fine is to be paid in full. Joan is to write him a letter sharing this information.

**Motion to approve made by:** Sid Siegel, **Second:** Ron Smullin, **Passed:** Unanimously.

**Adjourned: 6:05.**

**Motion to Adjourn made by:** Ron Smullin, **Second:** Sid Siegel, **Passed:** Unanimously

Respectfully Submitted:

Judy Cromwell - Secretary