COLONIAL FOREST HOMEOWNER'S ASSOCIATION BOARD OF DIRECTORS MEETING

Please replace after reading

> Monthly Board Meeting September 13, 2021

BOARD MEMBERS PRESENT: Jon Farrington (President), Jess Salazar (Vice President), Marie

Alba (Secretary), Val Krzyzaniak (Treasurer), Patricia Ward (At

Large), John Warfel (At Large)

TARGA MANAGEMENT: Mark Pierovich

Approval of Previous Minutes: Val moved to approve the meeting minutes of August 9, 2021; Jess seconded and all approved.

<u>Financial Report:</u> There are no notable expenditures. Marie moved to approve the August 31, 2021 financial report; Jon seconded and all approved.

Grounds Report: Attached.

Rental Unit Address: On the King County Department of Assessments website, the address for the Colonial Forest rental unit is incorrect. Jon Farrington requested a correction.

Pet Food Outdoors: Please do not leave cat food or any other food outdoors. It attracts raccoons, rats, and squirrels. Food left outside for pets or any other reason is against the rules.

<u>Budget Discussion</u>: The Board used the remainder of the meeting to discuss various elements for upcoming 2022 budget planning.

PENDING ACTION ITEMS:

- 1. Building 22 place railing at sidewalk steps
- 2. 1-6 put in railing by concrete steps
- 3. 19-1 interior paint from past water leak
- 4. 7- units 1,3,4 hand rails installed
- 5. 22-2 hand railing
- 6. 22-2 finish garage door project
- 7. Add lamp post back gate
- 8. Bldgs 20 & 23 middle 4 sections of roof replacement
- 9. 23-5 interior painting from past roof leak
- 10. 9-1 drain pipes
- 11. 25-5 water leaking into window
- 12. 4-3 outdoor faucet leak Scheduled Ron Kukay
- 13. 10-2 leak
- 14. 6-4 hot water tank leak homeowner expense

COMPLETED ACTION ITEMS:

- 1. Bldg. 14 over 2 garages roof replacement
- 2. 26-1 underneath of unit needs repair

COLONIAL FOREST HOMEOWNER'S ASSOCIATION BOARD OF DIRECTORS MEETING

- 3. 21-6 broken water main
- 4. 10-3 broken pipe
- 5. Bldg 8 water meter leaking
- 6. 10-6 pipe leak
- 7. 18-6 roof replacement over that one unit
- 8. 17-1 pipe leak
- 9. 10-3 pipe leak

Next Board Meeting:

Scheduled for October 11, 2021 @ 6:00 p.m.

Respectfully submitted,

Marie Alba Secretary The COLONIAL FOREST HOMEOWNER'S ASSOCIATION BOARD OF DIRECTORS can be reached as follows:

Website: http://www.colonialforest.net

Email: Jon Farrington (President): contactus@colonialforest.net

Mark Pierovich (Targa offsite Mgr): mark@targarealestate.com

Phone: Mark Pierovich (Targa offsite Mgr) 253-754-6049

Targa after-hours emergency number: 253-815-0393

Suggestion box: At the campus office (Building 15, Unit 6)

<u>Reminder</u>: The grounds crew will replace light bulbs and repair doorbells. Just submit a work request via *colonialforest.net* or fill out a paper request form located at the office suggestion box.