

**PINECREST VILLAGE HOA**  
**Annual Membership Meeting**  
**Minutes**  
**10/15/14**

**Attendees:** Sarah Michelson, Rhonda Moravec (2 votes), Fred Bierwagen, Terri & Perry Camp, Joanne Dunham, Dan Kaylor, Bill & Kathy Jordan

**Proxies:** Winn, Trentham, Moss, Galusha, Urgessa

**Opening** – President Dan Kaylor called the meeting to order at 7:05 p.m. in the Vista Room at the Walla Walla Country Club. It was determined that a quorum of voting members/proxies was present (13/41). The board members present (Dan Kaylor, Joanne Dunham, Rhonda Moravec, and Sarah Michelson) and the homeowners introduced themselves.

**Meeting Minutes** – The minutes from the 9/11/13 Annual Membership Meeting were distributed and reviewed by the membership. A motion was made, seconded, and approved to accept the minutes as written.

**Treasurer's Report** – Secretary/Treasurer Sarah Michelson reviewed the YTD income and expenses. She noted that there was a spike in water usage in the winter and that the City of WW had called about it. To date no leak has been located and water usage has returned to normal. Insurance has increased and Sarah called the agent to see about changing coverage and reducing costs. The policy as written no longer exists and changing to a new policy would not provide the coverage currently provided at this rate.

**Pool Update** – Board Member Rhonda Moravec reviewed the maintenance of the pool for the summer of 2014. She mentioned we continue to work with Dan Hamilton, KCE, evaluating pool cover options appropriate for winter. The board will be discussing the pool area and the need for shade and improvements and detection of a possible leak. Overall, the pool was well maintained for the season and no closures occurred.

**Grounds Update** – On behalf of Board Member Sandy Trentham, the board provided a brief review of the maintenance of the grounds for 2014. The contractor, Mañon Lawn Keeping, continues to provide adequate service.

**Election of Board Members** – Dan thanked Sandy Trentham, outgoing board member, in absentia for his service on the board and noted that Sandy served as this year's nominating committee. Dan also noted that Sarah Michelson's term was also ending but that she had agreed to serve another term, if elected. Rhonda Moravec presented the slate of Steve Moss and Sarah Michelson. Dan asked for additional nominations from the floor and hearing none, a motion was made and seconded to accept the nomination. The membership unanimously approved the slate as presented.

**Old Business** – It was noted that the increased traffic concerns on Village Way with the opening of Affinity have not really materialized. It appears that Affinity residents and employees access the facility via the Safeway parking lot rather than Village Way. Homeowners said they have not encountered traffic back ups when waiting to turn onto Plaza Way from Village Way. Several homeowners indicated that they like the short cut available to Safeway.

**New Business** – None

**Adjournment** – Dan asked if there was any additional business for the good of the order and hearing none, adjourned the meeting at 7:30 p.m.

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