

# *Morningview Ridge Homeowners Association*

## Board of Directors Meeting Agenda

February 18, 2015

Pursuant to Article V, Paragraph 5.2, of the Morningview Ridge Homeowners Association Covenants, Conditions and Restricts, a regular meeting of the board was held on February 18, 2015, at Central Pierce Fire Station #69  
17210 110<sup>th</sup> Ave E, Puyallup, WA 98374

### **Call to Order**

President Gail Fisher opened the meeting at 6:30 pm.

### **Officers & Quorum**

Secretary Lynn Willis was absent. Vice President Nancy Wolf was present to record the meeting. Board Member Joyce Barton and Treasurer John Eslinger were also present comprising a quorum.

Also present: Don Campbell, Association Manager - JC Higgins & Associations

### **Meeting Minutes**

The January 21, 2015 meeting minutes were distributed. Mr Eslinger made the motion to approve the minutes as written. The motion was seconded by Mrs Fisher. Motion carried.

### **Treasury Report**

The January financials were distributed by Mr Campbell.

Mr Eslinger reported that the Bank of America signatories were changed to Mrs Fisher and John Eslinger.

### **Old Business**

Mrs Fisher distributed a sample of the CC&R Violation Form to be used on the website. Mr Eslinger made the motion to approve the form for use on the website. The motion was seconded by Mrs Barton. Motion carried.

### **Executive Session**

Mr Eslinger made the motion to enter into executive session. The motion was seconded by Mrs Barton. Motion carried.

Mrs Barton made the motion to close the executive session. The motion was seconded by Mr Eslinger. Motion carried.

Mr Eslinger made the motion to grant the petitioning homeowner a hardship exemption for six months. The motion was seconded by Mrs Barton. Motion carried.

Mrs Fisher made the motion to use \$2000.00 from the Reserve Fund, as designated in the 2015 budget, to make landscape improvements at the entrance to MVR . The motion was seconded by Mrs Barton. Motion carried.

Homeowner Mary Blyton has planted shrubbery on Tract D 1 (to the south of her lot). Mr Eslinger made the motion to send a letter to Mary Blyton informing her that, while the shrubs

need not be removed, Tract D 1 is a common area of MVR HOA. The motion was seconded by Mrs Fisher. Motion carried.

**Meeting Adjourned**

The meeting adjourned at 7:40 pm.

**Certification**

Morningview Ridge I, the undersigned, do hereby certify that I am duly elected and acting Vice President of the Morningview Ridge Homeowners Association; the foregoing minutes constitute an accurate record of the meeting of the Directors hereof. IN WITNESS WHEREOF, I have subscribed my name this 18<sup>th</sup> day of March, 2015.

Nancy E Wolf  
Nancy E Wolf, Vice President

Morningview Ridge I, the undersigned, do hereby certify that I am duly elected and acting President of the Morningview Ridge Homeowners Association; the foregoing minutes constitute an accurate record of the meeting of the Directors hereof. IN WITNESS WHEREOF, I have subscribed my name this 18<sup>th</sup> day of March, 2015.

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Gail Fisher, President