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**Meeting ID 427-840-357**

**Tuesday, August 12, 2025 & Hodge Residence & GOTO MEETING (9:00 A.M. PDT Start Time)**

- o Call Meeting to Order Jeep
  - o Meeting Called to Order at 9:00 AM
  - o Meeting Attendance: Members present: Jeep Carpenter, Dan Hodge, Jim Walker, Dave Cullen
- o Meeting Agenda- Approval Jeep
  - o August Meeting agenda approved (Jim W./Dan H.)
- o Homeowner Input Placeholder
  - o July meeting correspondence regarding the sports court (No new)
- o Approval of prior meeting minutes Jeep/Dave
  - o June (General Meeting) minutes approved as presented by Jeep (Dan H./Jim W.)
  - o 22 CVE lots were represented at the General Meeting.
  - o July CVE HOA Minutes were approved as amended. (Jim W./Dan H.)

**Committee Reports (9:15 A.M. Start Time)**

- o **Treasurers Report** Dan Hodge
  - o **Signing Authority at Cashmere Valley Bank -**

**Motion: To remove Lynn Cockrum as an authorized signer and add G. Paul Carpenter (President), Dave Cullen (Secretary), and Dan Hodge (Treasurer) as authorized signers for all CVE HOA accounts at Cashmere Valley Bank. Motion by Dan H./Jeep C. Approved**

- o DNR Reserve is a separate line to help clarify the balance sheet
- o General statement that CVE HOA is in a good position and detailed reports are available upon request

**Motion: To approve the Treasurer's Report as submitted. (Jim W./Jeep C.) Approved**

- o Pools: Mikaila Harberd
  - o Handrail covers have been installed and heat pump repaired
  - o The health department completed the annual inspection and we passed.
  - o The purchase of new pool furniture to be part of the 2025 budget and we will try to purchase it this year and have it delivered in the Spring of 2026.
- o Social: Betsy Metzger
  - o No report for the August meeting
- o Landscape: Mary Ann Comiskey
  - o Landscaping project around the sports court has been completed
  - o The Board received a request for the planting of trees by the basketball court. The Board suggests getting an estimate and design. Dan will work with MaryAnn. This project will be part of the 2026 budget
  - o The CVE Entry project came in under budget
  - o The Board is interested in a landscaping project for the lower pool. Discussion items: removal of junipers and arborvitae - work will complement (be similar to) the work at the marina park
  - o This lower pool project to be included in the 2026 budget.
- o Facilities: Greg Feist
  - o Two Adirondack chairs and two heavy duty patio chairs were purchased for the swim dock.
  - o A new Marina gate lock was installed. Digital code will continue to be enabled, but boaters should be using their access cards.

**Motion: To authorize the committee to change the swing on the swimdock door (jim W./Dan H.) Approved**

- o Marina: John Pembroke
  - o Informed the Board dislodged buoy seems to be holding.
- o ADC: Lynn Cockrum
  - o Lot #35 approved to begin their project
- o Compliance: Board
  - o Dan wrote a letter to the home at 106 Crystal Drive regarding cleaning up the debris in the driveway
- o Fire Safety & Weed Abatement: Carolyn Cockrum
  - o A letter has been sent out to those lots needing to cut down/mow weeds
  - o Carlos has been contacted for track A
- o Website: Carolyn Anderson
  - o The board is working on a schedule to review of the current website

**Pending/Special Topics (9:45 A.M. Start Time)**

- o FOLLOW-UP
  - o Request for later pool closing - Lynn suggested October 15- Decision?
    - Request to work with Heneghen's to push the pool closing to October 15. Checking if it works for their schedule
  - o Swim Dock resurfacing - Status
    - Complete except for the fascia boards
  - o Sport Court letters – Status and plans
    - The Board had a lengthy sports court discussion. The Board reviewed the correspondence from several CVE members, reviewed the timeline of the installation of the sport court(s), reviewed the survey results (again) , reviewed current use of the sports courts and current court schedule. The Board discussed the benefits the sports courts provide along with the noise level concern.

**MOTION: To authorize Jeep Carpenter to contact Legal Counsel. (Jim W/Dan H.) Approved**

- o Nelson letter regarding Arborvitae – Plan?
  - This will be part of the lower pool landscaping project for 2026. Dan will work with MaryAnn on submitting a project proposal
- o Secretary of State – Non Profit Filing status
  - Moving forward with updating necessary documents to file
- o Lake Ridge Drive – Property question from Rhett Crow
  - Jeep will write a letter to help clarify the property in question
- o Fall Newsletter?
  - Looking to release the Fall Newsletter in September/October
  
- o FOR FUTURE AWARENESS
  - o Storm Water Pond maintenance and weed removal. **Need DOE direction.** Deferred
  - o Marina Gate Lock replacement. **Greg Feist-Facilities** Complete
  - o Possible Sale of Waterview water meter- Deferred

SUBMITTED BY DAVE CULLEN, CVE HOA Secretary

**NEXT BOARD MEETING: September 9, 2025**