

# DEER RUN COMMUNITY ORGANIZATION

## BOARD MEETING JANUARY 16 - 6:00 PM – 8:30 PM

### POULSBO FIRE STATION, 911 NE LIBERTY RD, POULSBO

#### 6:00 PM

#### NKSD 2024 BOND PRESENTATION by DR. LAURYNN EVANS, SUPERINTENDENT

- Capital Bond – fund new elementary schools (2), reduce/eliminate use of portables, fund school improvements, fund athletic improvements at high schools
- Referred to 2020 Bond and Suquamish Elementary

#### IN ATTENDANCE:

##### Directors

Dennis Peters, President & Treasurer:  
Bob Stewart, Vice President  
Peter Collins

##### Officer

Judy Hossner, Secretary

#### Additional Deer Run Homeowners

Cheri Stewart  
Sancheen Collins  
Helen Muterspaugh  
C. Dobson  
Brad Dahlquist

Laura Jack  
Barbara Paul  
Mike & Tracey Stills  
J. Ryker  
Reyna Beyke

Steven Hossner  
Candy Peters  
Anthony McCafferty

President Dennis Peters **CALLED THE MEETING TO ORDER** at **6:52 P.M.** with introductions around the room.

#### Review the October 2023 Regular **BOARD MEETING MINUTES**

- ❖ Minutes approved as sent out.

#### **PRESIDENT'S REPORT**

- ❖ It is essential to notify DRCO whenever there is a change of address or a change in email address. When there is a private sell, we need to also be notified.  
Motion made by Bob and seconded by Pete that there will be a fine when DRCO is not notified of change of address/email address. Motion **PASSED**.
- ❖ Covenant Violations
  - Rules & Regulations limit the time waste bins are to be out for pickup to 12 hours and need to be removed from the street and stored out of sight in that time frame.
  - Damaged vehicle - It has been taken care of
- ❖ When DRCO dues are more than 60 days late, the fee will be \$50. This is a change.
  - Update: Only one account has not paid their dues.
- ❖ Discussion about signs in yards. No large signs are allowed. If you have questions, please check with DRCO Directors.

### **TREASURER'S REPORT**

- ❖ Reviewed 2023 financial statement (full year)
- ❖ \$13,000 in our bank account
- ❖ Investments
  - \$42,000 in CDs with Edward Jones
  - Additional \$8,000 added this month for a current balance of \$50,000
- ❖ Expenses for October, November, December 2023
  - Website
  - Landscaping \$280/month
  - Motion PASSED approve expenses

### **OLD BUSINESS**

- ❖ none

### **NEW BUSINESS**

- ❖ Concern about violation of Rules & Regulations Rental/Lease provision DRCO not being informed when there is a change. DRCO is legally required to keep a list of all residents in the hoa.
- ❖ Amendments to Rules & Regulations – motions passed at last board meeting dealing with changes to the Landscaping and Membership Dues and Assessments were approved to add to the Rules & Regulations. Dennis will update the R&Rs.
- ❖ Draft 2024 budget approved by the board as presented. It will be taken to the DRCO Annual Meeting for membership review and approval.
- ❖ 2024 annual meeting
  - Will be Tuesday, March 12 or Thursday, March 14
  - Will include election of 2 board members

### **HOMEOWNER COMMENTS AND QUESTIONS**

**ADJOURNED** at 7:33 P.M. by President Peters.

**Attachment: Proposed changes to DRCO RULES AND REGULATIONS**

## DEER RUN COMMUNITY ORGANIZATION

Presented at JANUARY 16, 2024, DRCO Board Meeting

### PROPOSED AMENDMENTS TO THE RULES & REGULATIONS

Changes to existing Rules & Regulations are shown in red font.

#### >EXTERIOR CONSIDERATIONS

##### Landscaping

1. All landscaping areas in the Deer Run neighborhood, including landscaping extending into adjacent ~~county~~ **city** right-of-way, and easements, **and outside areas that are visible to others at ground level – including backyard areas –** must be regularly maintained and trimmed to present a clean and neat appearance.

#### >DRCO MEMBERSHIP DUES AND ASSESSMENTS

1. Members' dues statements are mailed/emailed annually on or about September 1st, **are due upon receipt and past due after September 30th. Effective September 30, 2019,** **Dues** payment received after September 30th are late and will be charged \$10 per month late fee. **until the account is paid in full Dues payments received more than 60 days late are a violation of Deer Run Protective Covenants (Article E) and will be charged \$50 per month until paid in accordance with Rules and Regulations ENFORCEMENT POLICY AND FINES 2 B.**

2. Special assessments, when levied, are due within thirty (30) days after the date of the notice of special assessment. Effective September 30, 2019, **Special** assessment payments received after the past due date are late and will be charged \$10 per month late fee. **until the assessment is paid in full. Assessment payments received more than 60 days late are a violation of Deer Run Protective Covenants (Article E) and will be charged \$50 per month until paid in accordance with Rules and Regulations ENFORCEMENT POLICY AND FINES 2 B.**