

BAYCREST PLAT OWNERS' ASSOCIATION
Board of Directors Minutes
June 8, 2010

This is a regular board meeting held on June 8, 2010 @ 7:00 p.m. at the home of Connie Gitter, 4819 Starfish Lane, Blaine, Wa.

Meeting was called to order at 7:04 p.m. by the President, Ginny Benton

In Attendance:	President	Ginny Benton
	Secretary	Connie Gitter
	Directors	Jamie McMillen Theresa Robinson
	Absent	
	Vice President	Dana Bernard
	Treasurer-	Michelle Cavadini Ian Thompson

A motion was made by Jamie McMillen and seconded by Theresa Robinson to approve the minutes of May 11, 2010. Motion passed unanimously.

Homeowners Forum and /or Appeals

No home owners in attendance.

Treasurer's Report

Balance Sheet May 31, 2010

ASSETS

CURRENT ASSETS

Reg. Checking Acct- BB	\$ 12,652.70
Reserve for Pond CD	2,003.77
Accounts Receivable	1,573.04
RECEIVABLES FOR COLLECTIONS	<u>494.44</u>

TOTAL CURRENT ASSETS	16,723.95
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PROPERTY AND EQUIPMENT

Total Property and Equipment	<u>0.00</u>
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OTHER ASSETS

Total Other Assets	<u>0.00</u>
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TOTAL ASSETS	<u>\$ 16,723.95</u>
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LIABILITIES AND CAPITAL

CURRENT LIABILITIES

Total Current Liabilities	0.00
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LONG—TERM LIABILITIES		
Total Long-Term Liabilities		<u>0.00</u>
Total Liabilities		0.00
CAPITAL		
Retained Earnings	\$ 3,659.00	
Net Income		<u>13,064.95</u>
TOTAL CAPITAL		<u>16,723.95</u>
TOTAL LIABILITIES & CAPITAL	\$	<u>16,723.95</u>

INCOME STATEMENT
FOR THE THREE MONTHS ENDING April 30, 2010

Revenues		Current Month		Year to Date	
Sales-Home Owner Dues	\$	<u>0.00</u>	0.00	<u>\$16,375.00</u>	97.04
Late Chges fees		0.00	0.00	500.00	2.96
Total Revenues		<u>0.00</u>	0.00	<u>16,875.00</u>	100.00
Cost of Sales					
Total Cost of Sales		<u>0.00</u>	0.00	<u>0.00</u>	0.00
Gross Profit		<u>0.00</u>	0.00	<u>16,875.00</u>	100.00
Expenses					
Legal Fees		0.00	0.00	287.50	1.70
Office Supplies-box & ink		0.00	0.00	18.97	0.11
Postage Expense-box & stamps		3.68	0.00	99.68	0.59
Printing Expense-Kinkos		0.00	0.00	36.33	0.22
Annual Meeting Expense		0.00	0.00	76.53	0.45
Other Expense		104.43	0.00	104.43	0.62
Electric Power-Street Lights		314.35	0.00	1,531.96	9.08
Landscaping & Grounds Maint.		330.93	0.00	1,654.65	9.81
Total Expenses		<u>753.39</u>	0.00	<u>3,810.05</u>	22.58
Net Income	\$	(753.39)	0.00	<u>\$13,064.95</u>	77.42

Connie Gitter moved that we accept the Treasurer's Report, seconded by Jamie McMillen. Motion passed unanimously.

Correspondence

None to report

Committee Reports

Design Review Board – The board requests that the Design review board send a letter to the home on Outrigger Loop for the size specifications, etc. on the addition to the side of their home.

Block Watch- None to report

Old Business

CCR's compliance & enforcement- A letter will be drawn up again for a home on Seashell Way concerning their disregard for the CC&Rs.

Baycrest South- Ginny Benton has completed the letter for D.B. Johnson (ditch issue) and it was approved by attorney Hugh Lewis. The letter was mailed regular mail and certified. who is a very interested homeowner on Seashell Way has been notified.

Liens- The Liens will be filed as soon as possible for the two homeowners that have not paid their dues which are extremely past due.

New Business

Newsletter- The board will begin the new newsletter this month.

Electrical Problems- Ginny Benton lost power to one half of her home in which she was required to call out an electrician. Puget Sound Energy had to come as one cable which comes into the box was dead leading from the yard to the home. She will write an article in the upcoming newsletter concerning this matter as this may occur to other homeowners in the future.

Mailbox keys- Some owners/ renters have lost keys in which Ginny Benton had Arrow Lock come out to make new keys. If anyone loses keys for their mailboxes, the owner will be charged for the fee for the new lock plus two keys for the owner a master key and extra key for the Association. The Association is responsible for holding master keys and caring for the lockboxes.

Board responsibilities and jurisdiction- Ginny Benton will not be accepting anymore anonymous letters. Just as a reminder that the minutes are redacted before being posted on the website.

Also Hugh Lewis has informed the board that they are not to write any letter to owners that are not in direct violation of the CC&Rs. This is a violation of our duties as board members and would be held accountable.

The next board meeting will be held 7pm Tuesday, July 13, 2009 at Connie Gitter's home located at 4819 Starfish Lane.

Motion to adjourn the Board meeting at 8:05 pm was made by Connie Gitter.

Respectfully submitted by

Connie Gitter
Secretary