

Mountain View Park Community Club --- Board Meeting Minutes April 4th, 2026

Board Members Present: Andy Quast – President, Molly Graham – Treasurer, Audrey Spence – Secretary, Emilie Woodbridge, Pat Mouton

Welcome and Call to Order: Established a quorum and Andy called the meeting to order at 4:04 PM.

1. **Approval of Agenda:** Agenda was approved as distributed.
2. **Dam Updates:**
 - a. **Dam Grant / Seismic Update:** King County is not yet able to meet Federal project requirements, Jodi (DOE Dam Safety Office) is exploring potential workarounds. A new staff engineer has been assigned at AESI for the seismic evaluation and will visit in the spring. Work should be performed in summer/fall when ground is dry enough for access.
 - b. **Grant Funding:** Total project grant from FEMA is \$69,000; the 65% reimbursement expected from King County is \$44,000. HOA is responsible for remaining 35% and any overages.
 - c. **Dam Projects:** Emilie will seek bids for dam outlet clearing.
3. **Treasurer's Report:**
 - a. **Reserve Study:** Discussed 4 year Contract for Pacific Crest Reserves, approved (Andy motion, Emilie second). Ongoing costs to fund studies to be included in annual budget or use savings as needed
 - b. **Budget Planning:** Discussion of draft 2026/27 budget and increases needed to support operations and funding reserves.
 - c. **Operations:** Landscaping cost increasing by \$20 per mow due to fuel.
 - d. **Funds Transfer:** Approved transfer of \$4,389.10 from Special Assessment account to operating account (Molly motion, Andy second) to reimburse costs incurred for SA activities.
 - e. **YTD spending** on target with annual budget, 2 unpaid lots (out of 69 lots) for Annual dues. Special Assessment collection on target. 4 remaining quarters, so far 37 members have paid in full. Three lots unpaid.
B of A Biz Checking: \$7364.66
Wa Fed Biz Checking: \$996.00
MMkt Savings: \$28803.59
MMkt Reserve Account: \$7642.63
MMkt Special Assessment: \$115476.91
4. **New Business:**
 - a. **Operations**
 - i. Board discussed need for video meeting software and cloud-based document storage. This will be addressed in the coming year.
 - ii. Next Board Meeting: The board will meet again in May to review the proposed budget and prepare for the annual meeting
 - b. **Grounds and Maintenance**
 - i. **Tree Trimming:** Board to seek bids or coordinate community work effort. Audrey to organize volunteer date to mark and/or trim branches.
 - ii. **Canal Clearing:** Quotes to be obtained from landscaper Jesus and additional vendors due to challenging terrain.
 - iii. **Fish Stocking:** Approved up to \$1,200 (Andy motion, Molly second).
 - iv. **Honeybucket** will be installed for Memorial Day Weekend.
 - c. **Annual Meeting (June 13, 2:00 PM)**
 - i. **Elections:** Discussion of interested candidates from the current board and community.

- ii. **Voting Requirements:** New regulations for HOA to conduct secret ballot elections. Evaluating voting software; Board to select platform, notify community, and plan for in-person voting option. Candidate summaries to be included if feasible.
- iii. **Planning:** Audrey to provide food/beverages (budget \$150). Park clean-up scheduled for 12:00 PM; Audrey to organize and post signage.
- d. **Next Board Meeting:** The board will meet again in May to review the proposed budget and prepare for the annual meeting

Adjournment: Meeting adjourned at 5:27 PM by Andy.

Minutes drafted and submitted by Audrey Spence – Secretary

Approved on: _____ as submitted / as amended