



Neighborhood News

LAKE FOREST ESTATES HOMEOWNERS' ASSOCIATION, July 2020

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President's Message

I hope everyone is surviving the corona virus with no ill effects. The event that I really missed most this year was fireworks in the park. Its almost like summer is missing without the celebration. Not even being able to watch fireworks on the Space Needle on TV! Hopefully, we can look forward to double nice displays next year.

Again, I need to put out a request to all homeowner's that we need some volunteers to step forward and serve on the HOA Board of Directors and various committees. Our Homeowner's Association exists because a few volunteers step forward to serve their community. Without the HOA Board, the entry wouldn't be a maintained as a welcoming beacon to our development, the park wouldn't be the beauty it is, and the sports court would not be calling for the kids to enjoy an outdoor game of pickleball. Even if you do not use these facilities, you must admit that they contribute to our home value. Without a voluntary Board with members willing to contributing a few hours a month, we would have to resort to turning the HOA over to a management company, that would not only significantly add to our dues, but would not give the caring attention to our facilities that a resident who lives here would do. My personal feeling is that every homeowner has an obligation to serve on the Board or committee at some point while they live here. We are looking to fill the position of Secretary, Treasurer, Welcoming Committee member, Neighborhood Watch captain, and Architectural Committee member. Please give me a call if you have any interest. It is really a fun way to learn how our community works and a way to meet many of your neighbors.

With this issue of the Newsletter, we are including a copy or our park rules. There have been no changes for a number or years. Please take the opportunity to review the rules with your children who may be using the park. You may want to set your own family rules in addition to the published rules, when and how they should use the park. These rules are also posted on the park kiosk.

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President's Message, Cont.

Hopefully, everyone has heard that a bear and cub has been roaming in the neighborhood. It appears they have been disturbed with the construction for the new Farmers' Market. There was one sighting in our park last year, so it appears they go into hiding when people are around. For the most part they seem quite contented to stay hidden. Just let everyone know that if you see a bear, let the bear know you are there with sound and just slowly back away. If they do not feel threatened, they should just run away. Make sure you do not have any open food sources in your yard (cat food, bird food, etc.). We have had several occurrences in the park where they have gotten into the garbage cans and made a mess. If you bring any food containers (i.e. pizza boxes) that might be attractive to the bears, please take them home for disposal, not the park garbage cans.

There is not much new on the Legacy site or SR169 Widening Project. The Farmers' Market opened this past weekend. We believe that this means construction activities are pretty much at an end for now. Plans for the Widening project seem to be in a somewhat confused state with many funding constraints (car tab initiative, Seattle bridge rebuild/replacement, virus impact on revenues, etc.) and no clear path forward.

I hope everyone remain safe and virus free. Reach out to us if you need any help due to virus issues.

Wayne Anderson, President LFEHOA





Just a friendly reminder to please clean up after your pet while on the trail, in our neighborhood or at the park.

Thank you!

LFE 2020 Dues Status

- 111 Homeowners Paid.
- 4 Homeowners Pending
- Commitment by 3 pending homeowners to be paid in full by August 15, 2020

Neighborhood Watch

LFE HOA is asking homeowners that are interested in being part of a neighborhood watch subcommittee to write to our Gmail account. Please indicate if you would like to lead this subcommittee. (LFEHOA.pobox782@gmail.com)

What is it?

A neighborhood watch program is a group of people living in the same area who want to make their neighborhood safer by working together and in conjunction with local law enforcement to reduce crime and improve their quality of life. Neighborhood watch groups have regular meetings to plan how they will accomplish their specific goals and leaders with assigned responsibilities.

Do they work?

Neighborhood Watch groups typically focus on observation and awareness as a means of preventing crime and employ strategies that range from simply promoting social interaction and "watching out for each other" to active patrols by groups of citizens .

Why is the Neighborhood Watch program effective?

The reason for this effectiveness is rather simple: Involving community members in watch programs decreases opportunities for criminals to commit crime rather than attempting to change their behavior or motivation. Today's Neighborhood Watch Program is an effective means of crime control and neighborhood cohesiveness.

How do I start a neighborhood watch program?

- Steps on Starting a Neighborhood Watch Program
- Contact law enforcement.
- Organize a launch meeting.
- Spread the word.
- Be prepared.
- Be a leader.

Wayne Anderson, LFEHOA President



This is a reminder to all homeowners, **please treat your park keys as something of significant value.**

New homeowners are issued (2) park keys for a deposit of \$20.00 per key. When a homeowner moves out of LFE and returns their keys to the LFE Treasurer, their deposit will be returned. If a homeowner needs a replacement key, the cost is \$40.00 per key.

Park keys & locks are specifically made by a security company with unique numbering. Our cost of \$20.00 covers the cost of the key. Over the years when keys were lost or not returned, the HOA had to issue new keys and replace locks for security purposes. This was a large expense and a huge effort. The \$40.00 replacement cost is each homeowner's contribution to replacing future new keys and locks.

A Call for Volunteers – Positions Opened

- Secretary
- Treasurer
- Welcoming Committee Chair
- Neighborhood Watch Captain
- ACC Member

This neighborhood is what it is because we all care! Looking for individuals who have a couple of hours a month to give back to our Lake Forest Estates community. Together we can make a difference.

Homeowner Roster Update

If you change your email address or cell number, please send an update to our Gmail account (LFEHOA.pobox782@gmail.com) so we can keep our records current and keep you updated with our latest communication emails.

Earthquake Preparation

Upfront I want to say that this is certainly not a cheerful article, but there's no hiding from the truth that we are subject to a 9.0 level earthquake event happening sooner or later here and now is the time to get prepared.

I used to be a Geophysical Analyst for Chevron's Geophysics research division doing all sorts of computer modeling of the earth. I have studied the PNW earthquake risk data and it scares the hell out of me, so I try to help raise others awareness of this risk. Here are some Covid-19's lessons learned in regards to earthquake emergency preparedness that I think are worth reviewing.

When you were used to seeing massive amounts of products available at Costco, like paper towels, toilet paper and water, then one day you see this, it's a little shocking.



This picture was taken by me on 3/2/2020 and is of the Costco Covington's area where they normally store paper towels, TP and waters. All sold out!

This was caused by panic buying after the Covid-19 virus hit us. I was there yesterday (7/15/20) and they still did not have any toilet paper for sale. When this virus hit us, I had 4 packs each of Costco TP and paper towels in our garage. Why you ask? Well, because I am VERY concerned about the likelihood of a 9.0 level earthquake in this area. So, I stock up on essentials so hopefully my family is not going to go without if and when this earthquake hits.

My Costco example here for TP, paper towels and waters, is but a **small** glimpse of what the availability of all products would be like after a 9.0 level earthquake. Besides panic buying sell-outs of

products and food in all stores that are able to be open, there are other issues that will come into play.

For Costco stores, the big difference would be that they all would almost certainly immediately close and not be available for shopping because their large overhead storage of product is going to fall into the aisles. They are going to have to switch to rescue operations of trapped customers.

There are over 7000 bridges of various sizes and shapes in the PNW larger area. Out of the Cascadia Rising study done in 2016, they are all predicted to sustain serious damage. What this means to us as consumers is that the stores ARE NOT going to get resupplied for a long time.

If you happen to be at Costco and in an aisle and the earth moves violently, I recommend you immediately dive for cover into the racks themselves, if there is room, because that overhead stock is going to be coming down quickly. It may take a while before you are rescued, but at least you'd be alive.

In terms of household products and food, what is likely to become everyone's reality after a major PNW earthquake, is that **you will have to survive on what you have in your homes already** – for up to several months.

The scientific predicted time cycle for that level of quake for our area is on the order of 300 to 500 years. The last large quake of that magnitude was January 26, 1700. It has been over 320 years and we are now into the estimated repeat cycle.

Simply stated, the Pacific plate can be modeled as a zero sum situation mathematically in regards to all of the plate tectonic stresses. Other quakes happening all around the Pacific plate, contribute to a large PNW quake happening sooner rather than later.

For further information on this, please see my last Fall's HOA's presentation located on our HOA website (lakeforestestateshoa.com) in the "Current Resident" area in a new Emergency Preparedness section I've added. My prior article on retrofitting your home so it is better able to withstand a large earthquake is also there. I won't repeat any more of that here now, but I do **HIGHLY** encourage all home owners to read that article if you haven't, and start to retrofit your homes. If it falls off of its foundation during an earthquake, it is very likely that it will be a tear down. My wife and I spent about \$2k to retrofit our home to the levels in that article and I can tell you it is money well spent.

Hopefully the lessons learned presented here help you all to see the necessity to start preparing now for an eventual large PNW earthquake happening!

Giles Nelson, LFEHOA Vice President

LFEHOA - Park and Sports Court Rules - Revised & Approved 6/21/14

The Lake Forest Estates Homeowners' Association Park and Sports Court are owned by and maintained for the enjoyment of the current homeowners and their resident family members at Lake Forest Estates. Conditions of use and responsibilities are contained within our CC&Rs.

Authorized Users

Homeowners and their resident family members.

Homeowner's parents, children, and grandchildren not currently residing within Lake Forest Estates may obtain use privileges if the homeowner notifies the HOA, indicating names, relationship, indicates that non-residents agree to abide by these rules and the homeowner agrees to be liable for any damages caused. LFE keys checked out to the homeowner may be used by the registered non-resident family members for unaccompanied use of the Park and Sport Court. No keys will be issued to non-residents. Guests will be limited to two (2) per key. Privileges may be revoked if problems develop.

Renters/lessees and their resident family members within Lake Forest Estates may obtain use privileges if the homeowner notifies the HOA Treasurer with the name, phone number and e-mail address of the renter. The Treasurer will contact the renter and issue keys upon the renter making a key deposit and agreeing to abide by these rules. LFE keys are to be returned prior to vacating residence. Non-resident family use privileges will be granted to renters according to the previous paragraph. Privileges may be revoked if problems develop. Homeowners are not to pass LFE keys to renters.

Hours:

- Gated park and lakefront - Dawn to Dusk.
- Sports court - 9 AM to Dusk.

LFE Park and Parking Lot Keys:

- Contact the Treasurer for new or replacement keys.
- Keys are issued to homeowners and renters and are for the use of resident family members only.
- Keys are not to be given out to any other individuals, except as allowed above.
- LFE keys must be used to enter or exit the park and parking lot.
- A key must be in the authorized user's or their family's possession while they are in the park.
- Persons without an authorized key or as authorized by these posted park rules will be asked to leave or may be referred to Maple Valley Police.
- Keys found in the possession of unauthorized people will be confiscated.

Parking:

- All vehicles should park in the HOA parking lot.
- No parking on the private drive adjoining the park, King County Trail or on park access roadway.
- If the parking lot is full, please be considerate of homeowners living adjacent to the park by observing the "No Parking" signs posted on the adjoining streets.
- Parking lot and park entrance gates are to be closed and locked immediately after entering or exiting.

Supervision of children:

- Children under 12 years of age should be accompanied by an adult.

Alcoholic Beverages:

- The consumption of alcoholic beverages is permitted in the park in accordance with Washington State liquor laws, i.e., persons must be 21 years of age or older.

Fireworks:

- No fireworks of any kind permitted in the park, beach, dock, sports court or parking lot.

Guests:

- The park and sports court are intended for use by residents of Lake Forest Estates.
- Guests must be accompanied by an authorized user with a LFE key at all times.
- The authorized user is responsible for opening and closing gates for their guests.
- In the park, authorized users under 21 years old are limited to two guests each unless accompanied by an authorized user over 21 years old.

LFEHOA - Park and Sports Court Rules Cont

Homeowner's Responsibility:

- The homeowner will be responsible for adhering to these rules and for any damages caused by members of their household, authorized non-residents, guests or pets.

Pets:

- Pet owners are to clean up after their pets in the park and sports court areas. A dispenser for plastic bags for this purpose is located on the restroom building.

Sports Court:

- To preserve the surface of the sports court –
 - Athletic shoes are required.
 - No bicycles, rollerblades, skateboards or wheeled vehicles are permitted.
 - No fireworks.
- Court use is on a first come – first served basis; no reservations. One-hour time limit if others are waiting.

Fires and BBQ's:

- No campfires are allowed.
- Fires are permitted only in the BBQ's.
- Use only charcoal briquettes in the BBQ's.

Beachfront and dock:

- Swim at your own risk. No lifeguard.
- Children under 12 should be supervised.
- No climbing on or diving from the dock handrail.
- No bicycle riding on the dock.
- No swimming under the dock (there are mooring chains under the dock)
- No glass containers on the beach or dock.

Picnic Shelter Reservations:

- The picnic shelter can be reserved by LFE homeowners and renters for private events.
- Reservation requests for groups larger than 50 need to be submitted to the Board for approval.
- A reservation covers only the picnic shelter and immediate area. The remainder of the park is open to all homeowners.
- Reservations should be made with the LFE Secretary at least two weeks in advance:
 - First come, first served.
 - The reservation form may be downloaded from our web site: www.LakeForestEstatesHOA.com.
 - The name and phone number of the Secretary can be found on the Association Website.
 - A completed reservations form and a refundable \$50.00 cleaning deposit is needed to confirm your reservation. This deposit will be refunded if the area is cleaned up and your trash removed from the park immediately after the event.
- The HOA Secretary will provide the homeowner with a "Picnic Shelter Reserved," notice to post on the day of the event.
- Out of respect for your fellow homeowners, the picnic shelter and surrounding area should be left in the condition that you found it.

Enforcement

- Any LFE homeowner or resident may ask users to show LFE key or proof of residence. Homeowners are encouraged to escort unauthorized users out of the park and/or report inappropriate activity to the Maple Valley Police.

Safety issues or items needing maintenance:

- Please report any safety problems or facilities needing maintenance to a HOA Board member. The LFE e-mail address is LFEHOA.POBx782@gmail.com.

Please enjoy and help maintain our facility

LFEHOA Contacts

www.LakeForestEstatesHOA.com



<u>LFEHOA Elected Board Members</u>		
President	Wayne Anderson	425-432-6087
Vice-President	Giles Nelson	206-909-8431
Contracts Administrator	Troy Loftus	206-293-6752
Secretary		
Treasurer	Sandra Munsey	425-432-2129
<u>Other Important Contacts</u>		
Park (Shelter) Reservations	Sandra Munsey	425-432-2129
Park Keys	Sandra Munsey	425-432-2129
ACC Committee	Bernie Glaze	425-413-0409
	Gary Schroder	206-947-2703
	Dick Lopes	206-992-8462
Finance Committee	Patti Hammett	
	Debbie Brothers	
Welcoming Chair	Kim Hancock	425-413-5086
BlockWatch Chair	Sandra Munsey	425-432-2129
Newsletter Publisher	Lorelie Kaid	425-413-9575
Webmaster	Giles Nelson	206-909-8431



LFEHOA Maintenance Work Accomplished	
Task	By
Pressure wash sports court	Troy Loftus
Pressure wash picnic shelter	John Chavoustie, Wayne Anderson
Replace lamps in center island lights	Giles Nelson, Wayne Anderson
Added gravel to wooden steps in park	Dick Lopes, Gary Schroder
Installed zinc anti-moss strip to shelter	Dick Lopes
Installed new basketball hoop nets	Dick Lopes

Thank you to everyone who pitched in to help our community stay the beauty it is!

If you see items needing repair, let us know! Volunteers are always welcome to pitch in!