

**Fairwood Greens Homeowners Association
Monthly Report of the Board of Trustees
March 24, 2020**

The monthly meeting of the Fairwood Greens Homeowners Association scheduled for Tuesday, March 24th, was cancelled due to the Covid-19 outbreak. No meeting was held.

Committee Reports

Executive Committee Report: Bonnie Lyon

Due to the current health crises and requests by our Governor and health authorities, we have canceled the March homeowners meeting; however, committees are still at work within the community and file their March reports in abstention.

The annual postcard mailing to alert homeowners to begin their work towards compliance with the R&Rs on aesthetics will not go out this year. The board felt that it was already too stressful during the crises, and with all the extra time at home we are 'enjoying' these days, and the nice weather, most are underway with this effort. Homeowners should pay extra attention to:

- Moss on roof or driveway
- Weeds in sidewalks and driveways
- Peeling, cracking paint
- Poorly maintained shrubs, trees, lawn, and flower beds

If a homeowner wishes to make changes to house paint, front hardscapes, fencing, please complete and send in a request to the architectural approval committee (contact@fairwoodgreens.org). All forms are found at the association's website (fairwoodgreens.org).

We will notify all homeowners by email of next month's meeting. Please be sure that we have your email address.

Common Property Committee Report: Jordan Bergeron

Contract with Green Effects has been renewed

AK Cutters completed the inspection and clean-up of trees and branches to ensure our parks and other spaces are safe from falling trees and branches

Records, Correspondence, and Web Committee Report: Judy Seidel

The audit was completed and uploaded to the website.

Finance Committee Report: Lisa Lord

Income and Expense Report

	February	Budget
Revenues		
Assessment Income	\$ 37,475	\$ 37,475
Other Income	\$ 7,245	\$ 5,355
Total Income	\$ 44,720	\$ 42,830
Expenses		
Administration	\$ 37,062	\$ 37,152
Bad Debt Expense	\$ 2,000	\$ 2,000
Office	\$ 789	\$ 2,381
Professional Fees	\$ 5,165	\$ 5,960
Total Expenses	\$ 45,016	\$ 47,493
Net Income/Loss	\$ (296)	\$ (4,663)

Year to Date Income and Expense Report

(Since September 1, 2019)

	YTD	Budget
Revenues		
Assessment Income	\$224,850	\$224,850
Other Income	\$ 55,561	\$ 32,130
Total Income	\$280,411	\$256,980
Expenses		
Administration	\$226,359	\$222,911
Bad Debt Expense	\$ 12,000	\$ 12,000
Office	\$ 8,562	\$ 8,286
Professional Fees	\$ 14,706	\$ 15,760
Total Expenses	\$261,627	\$258,957
Net Income/Loss	\$ 18,784	\$ (1,977)

Balance Sheet as of February 29, 2020

Current Assets	\$ 781,535
Allowance for Doubtful Accounts	\$(101,021)
Current Liabilities	\$ 174,544
Income	\$ 18,784
Equity	\$ 487,186

Delinquent letters were sent to 233 homeowners.

Special Projects Committee Report: Bonnie Lyon/Cathryn Hummel

Save the dates:

- July 10-11-12 Garage Sale
- August 2, 9, 16, 23, 30 Music in the Park
- September 13 Last Splash

Property Maintenance Committee Report: Andrew Jones

Inspection Date	Inspection Count	Total	Inspection Reversals	Notice Date	Property Violations	1 st Notice	2 nd Notice	3 rd or > Notice
3/10/20	21	21		3/10/20	*	19	7	6
3/15/20	19	19		2/25/20	**	16	2	4

Notice Date	Total Cumulative Property Notice	Total Cumulative Car Tab etc.	Property Notice Retractions	Car Tab Retractions
3/10/20	31			
3/15/20		22		

*Property violations for branches, waste cans, trash bags, holiday lights before the coronavirus declaration

**Property violations for expired tabs and utility trailers.

Architectural Control Committee Report: Jim Roberts

11 approved projects

Legal Committee Report: Jim Canterbury

1. Discussion on several lien / collection judgments
2. Discuss couple payment plans for non-payment of dues
3. Received Homeowner Foreclosure Notice of Trustee Sale scheduled May 15th, 2020. Our Attorneys are tracking

Security Committee Report: Jack Bramson

The King County Sheriff's Office performed numerous dedicated patrols in Fairwood Greens. These patrols are intended to emphasize high visibility for law enforcement as well as traffic enforcement. The Covid-19 situation, that resulted in school closures, resulted in less school zone traffic enforcement efforts. These patrols did result in the following stats:

- 52 citizen contacts
- 11 Traffic (moving violation) warnings
- 1 NOI (traffic citation) issued
- 3 nighttime patrols performed (after 10:00 pm)

The monthly Securitas report included a vehicle(s) vandalism report where 8 cars were hit with eggs, several loud music calls, and mail/package theft.

With the increased activity in home deliveries, all residents are urged to collect their packages quickly and/or watch out for your neighbors and report any suspicious activity to KCSO and Securitas as this is a time that increased package thefts may occur.

External Affairs Report: Cathryn Hummel

On January 21, 2020, the Centers for Disease Control and Prevention (CDC) and Washington State Department of Health announced the first case of 2019 Novel Coronavirus (COVID-19) in the United States in Washington State. On 3/23/2020, Gov. Jay Inslee issued a Stay Home, Stay Healthy order for two weeks to help curb the spread of the virus requiring everyone to stay home unless they need to pursue an essential activity.

The WA State Department of Health has a lot of information available for people that have symptoms, have potentially been exposed, or are just seeking more information on testing (<https://www.doh.wa.gov/Emergencies/Coronavirus>).

For community members with work affected by COVID-19, the Washington State Employment Security Department has information available at: <https://esd.wa.gov/newsroom/covid-19>.

The Washington Health Benefit Exchange has a limited-time special enrollment period for qualified individuals currently without insurance through April 8th. More information at: <https://www.wahbexchange.org/washington-healthplanfinder-announces-special-enrollment-period-in-response-to-growing-coronavirus-outbreak/>

Due to COVID-19, the Federal Tax deadline has been moved to July 15th. More information can be found at: <https://www.irs.gov/newsroom/tax-day-now-july-15-treasury-irs-extend-filing-deadline-and-federal-tax-payments-regardless-of-amount-owed>

Many grocery stores in our area have reduced hours to allow employees an opportunity to clean and stock stores. Some stores have also instituted special hours for high-risk members of the community. Our local Safeway is reserving hours from 7-9 AM on Tuesdays and Thursdays and Fred Meyer is reserving hours 7-8AM Monday through Thursday for those in high risk categories. Please check with your local stores for their current hours as they may continue to change.

Community members should have received their Census 2020 packets in the mail which can be completed online in a few short minutes. More information about Census can be: <https://2020census.gov/en.html>