

Fragaria Landing Homeowners Association
Adopted Policies
1990-Present

June 3, 1990

Attorney—Officers are authorized to hire an attorney as required to collect association dues.*

Jan. 28, 1993

Animals—Noxious or undesirable means any animal which would threaten the peace and quiet of the surrounding area or the presence of which would potentially threaten property values. “Chickens not be allowed in Fragaria Landing.” *

May11, 1995

Dogs—Owners will confine their dogs on their own property.**

May 23. 1995

Board—Any board member or appointed officer will have the right to vote on all issues brought before the board with the provision that the vice president will cast any tie breaking vote.*

May 23, 1996

General policy—Roadside spraying will continue unless an acceptable alternative is present.**

April 1998

ACC—Updated ACC policy clarifications are to be recorded as an amendment of covenants.*

March 23, 2000

Dogs—Should not be out of their yards without the supervision of their owners.*

May 23, 2002

Gate code will be changed annually on July 1.**

August 5, 2002

Pet policy—Kitsap Animal Control policies regarding inappropriate pet behavior are to be relied on by the board. Individual residents should contact the pet owners or directly file a formal written complaint with Kitsap County Control.*

May 17, 2003

Annual meeting—Change of annual meeting to the third Saturday in May following a neighborhood picnic.**

Bylaws—Change to bylaws: E-mail voting is now allowed to vote on association issues.**

March 18, 2004

Assessments—A road assessment of \$100.00 (2019 update) will be collected annually in addition to annual assessment.*

June 3, 2004

Gate—Annual gate electricity for prior fiscal year will be paid. For 2003-2004 the amount is \$60. New amount for 2008 is \$75.*

May 21, 2005

Road easement—Residents are to keep property frontage (easement) mowed and free of debris and scotch broom.**

March 14, 2007

Real estate signs—A maximum of two real estate signs may be placed at the entry to Fragaria Landing with the permission of the FLHA Board and the owner of the entry landscaped areas where the signs are to be placed. Each sign will be allowed for up to 3 months with extensions possible.*

January 15, 2009

Emergency spending—The president or, if unavailable, the vice president is authorized to spend up to \$500 without vote of the board for any emergency.*

May 16, 2009

Beach area—No campfires allowed on the beach area. All trash to be collected by participants after each use of the beach area.**

December 2, 2010

Snow plowing—\$500 annually is authorized for snow plowing of the road as needed.*

September 20, 2011

Officers' stipends paid equal to annual assessment.*

Assessment—Annual assessment increased to \$132 and road assessment to \$66.*

June 10, 213

Assessment—The current interest rate is 8% on unpaid balances.*

June 23, 2014

Website—Covenants, by-laws, and current committee members information be posted on website fragarialanding.org.*

September 15, 2014

ACC—The Chair of the ACC will be a non-voting member and will be assumed by a member of the FLHA Board.*

December 1, 2014

Website—A spreadsheet listing proposed ACC projects and status was approved for posting on website.*

May 18, 2019

Annual assessments—Starting in 2020 the General Fund assessment will increase to \$175 per property with an increase of \$5 per property annually. Starting in 2020 the Road Fund assessment will increase to \$100 per property with an increase of \$5 per property annually.**

* FLHA Board Action

**FLHA General Membership Action