

**SUNSHINE ACRES PROPERTY OWNERS ASSOCIATION
P.O. BOX 824
SEQUIM, WA 98382**

**SEMI-ANNUAL MEETING AGENDA
SATURDAY, OCTOBER 14, 2023 – 1:00 PM**

CALL TO ORDER AND RULES REVIEW

Kathleen Keehn, President, called the meeting to an Unofficial beginning at 1:05 PM (since we did not have a Quorum at that point). The decision was made to flip the agenda to discuss:

NEW BUSINESS

A discussion was then had regarding the deer issue and hunting in Sunshine Acres.

- Bill Shepard remarked that having lived in Diamond Point for over 25 years he has noticed that the deer have become more “tame” (not afraid of people or cars). There have been tries at culling the herd but most attempts, because of the kind of area we live in being where the deer can thrive, all we can do is hunt within the guidelines (several people are looking at Archery solutions especially around the Airport which is a very dangerous place for deer to congregate when they do not move even when planes are coming in or trying to take off). We must continue to push for people to understand that nature should remain nature and there should be NO feeding of the wildlife (deer or otherwise) allowing for nature to take its course. We had people who have offered to also get some Brochures that are available so we can better educate people on the way to live with wildlife.
- We are, as an Association, going to try to remember to communicate better when hunting season is and to remind people to contact authorities before a group hunt. Knowing and abiding with the hunting laws should help.

Kathleen Keehn, President, called the meeting to an OFFICIAL beginning at 1:40pm when a Quorum was achieved. We continued with NEW BUSINESS:

- Kathleen has been in touch with Astound who wanted to set up an Appreciation Party for members of and since she was looking at doing something to try and clean up LOT 28 (lot at the end of the airport off Diamond Pt Rd) of rocks that were placed there, she has set up a “Rock Out Party” for 10/29 and Astound will provide pizza.

OLD BUSINESS

COMMON PROPERTIES REPORT

Tom Powell & Kathleen Keehn

- MUSSEL BEACH ROAD - Has still been OPEN but will be CLOSED soon until April 1st (depending on weather. CLEANUP will occur before closure.

- RETENTION POND STATUS REPORT – The area has been cleaned up and the pump is in good working order.
- BY LAWS - A report on the By Laws was presented and stated that the big changes made were to incorporate the Rules and Regulations into the By Laws so there is continuity from Board to Board in both responsibilities and in processes (especially Voting and Vote Counting procedures). There is a change to the REQUIRED General Meetings to meet the RCW's which is ONE a year, incorporation of some "technology" allowances for communications and to "clean up" ambiguities, spelling errors and deletion of repetitive sections.
- By Laws proposed will be emailed and put on the Website before the Ballot is sent out to get any feedback that might need to be addressed.

MINUTES

Kathleen Keehn, President

4/15/2023 GENERAL MEETING MINUTES – Sue Clemons moved that the Minutes be approved as written. Bruce Ellis seconded the motion, and they were unanimously approved.

TREASURER'S REPORT

Annemarie Montera, Treasurer

- AUDIT for the books AS OF 08/31/2023 was presented and Bruce Ellis moved that the Audit be approved as presented and Nancy Lavendar seconded the motion. The report was approved as written.
- ADDITIONAL discussion about the cost of Insurance being something we will have to address in the future which will probably mean an increase to the dues.
- Report on 71 members (out of 404) who are now delinquent and will need to have bills sent out (another cost). Hopefully, sending out emails will get payments soon as there are 6 members that will need Liens placed soon as they are more than 3 years behind in payment.
- Annemarie, the current Treasurer, gave notice of her plans to sell her property and move sometime in 2024 so she is looking for volunteers (2 would be great) to learn how the books are kept to take the work over when that move occurs. You can contact her if you are interested.

DISCUSSIONS

- The new Board begins on January 1st and the current Board remains until or unless others volunteer to take their place. There will need to be an election next year to have an ELECTED Board instead of just a VOLUNTEER Board. New Election process is stated in the new By Laws.
- Once again, the Board is asking for Plats to work on getting Architectural Representatives and to work on updating Plat Covenants and to discuss the "definitions" being used for things such as "stick built" homes and looking into changing things to meet RCWs and Building Codes for materials and

types of homes (i.e. Manufactured, Containers, etc.) allowed to be used now adays for home building.

- Discussion about the new DOT work and proposals
- Discussion about Miller Park proposals
- Reminder of CERT Emergency Response Team needing Volunteers and that there is a CPR class being held on 11/14/2023 after a successful class in September.

ADJOURNMENT

Daniel Lavendar moved to adjourn at 2:45 PM; Tom Nicy seconded, and a majority approved.

Notes taken by Jacqueline Peterson, Minutes drafted by Annemarie Montera, Treasurer for Secretary Kay Richardson, Secretary.

RULES OF ORDER FOR MEETING

We will open the floor to questions from those in attendance at the end of the presentations.

All persons wishing to address the meeting must be current in their dues, registered at the meeting and have a voting card.

All persons in attendance will wait to be recognized to speak. All audience members will use the microphone. Please state your name and plat number into the record before speaking.