

**MINUTES
KIRKLAND CENTRAL OWNERS ASSOCIATION
BOARD MEETING
December 8th, 2008**

Date and Time: Pursuant to Article 3 Section 3.7 of the Kirkland Central Association, a regular meeting of the Board was held on December 8th, 2008, at 6:00 pm at the Kirkland Central lobby, Kirkland Ave, Kirkland, WA 98033.

Officers: The President, Marna Hanneman, opened the meeting at 6:00 pm. Secretary, Alan Aho, was present to record the meeting.

Quorum: The following Board Members were present:

Stan Hill – Vice President

Melissa Lising – Member-At-Large

Bill Anspach – Member-At-Large

Andrew Person – Member-At-Large

Sally Barkley – Facility Manager

Suhrco Residential Properties, LLC: Jean Norberg

Absent was:

Bob Dodson – Treasurer

Homeowners' Forum:

John Coe fielded questions regarding the proposed rental cap amendment. Randy Weisheit of Unit 418 volunteered to head up an ad hoc committee to assist John Coe and the Board with the amendment.

Call to Order:

There being no other matters to discuss, the Homeowners' Forum was adjourned and the regular meeting was called to order at 6:30 pm.

President's Report:

N/A

Secretary's Report:

September, October and November 2008 minutes will be sent to the Board members for approval via e-vote.

Treasurer's Report:

November 2008 financials were not available in time for the meeting.

Facility Manager's Report:

- The Facility Manager's report was distributed to the board members.

Property Manager's Report:

- The Property Manager's report was distributed to the board members.
- Verizon agreement is back with Jim Chambers. John Coe advised the HOA Board not to agree to the marketing agreement limiting service to the building to only Verizon.
- In response to a request to allow one Saturday a month as a move in day. Suhrco can have someone from their office to come in at a rate of \$60 per hour which the HOA has to pay.
- **Stan Hill made a motion to approve the Residential Move In / Move Out Policy with the correction of striking the words "or out" from item # 2. Melissa Lising seconded the motion. Discussion ensued. The motion passed with 5 in favor and 1 against.**

- **Marna Hanneman made a motion to accept Cagianut and Company's engagement letter to do Kirkland Central's 2008 audit as well as its tax return for the amount of \$2100. Stan Hill seconded the motion which was unanimously approved.**
- **Marna Hanneman made a motion to approve Suhrco's recommendation to pay the balance owing on Kirkland Central's insurance policy with Fireman Fund in the amount of \$22,636 to save the HOA 9% in surcharges plus \$10 installment payment fees. Stan Hill seconded the motion which was unanimously approved.**

Old Business:

N/A

New Business:

N/A

Adjourn: There being no other business, a motion was made, seconded and unanimously approved to adjourn the meeting at 6:45 pm.

MELISSA LISING, Member-at-Large
For ALAN AHO, Secretary

Date:

MARNA HANNEMAN, President

Date: