

**Bohanan, Mike**

---

**From:** Bohanan, Mike  
**Sent:** Wednesday, May 03, 2006 6:52 AM  
**To:** 'Barbara Pelfrey (Vintage VI HOA - Bordeaux)'; 'Bob Simonson (Vintage IV HOA - Bouchard)'; 'Frank Bloom (Vintage IV HOA - Bouchard)'; 'Hugh Vidos (Vintage V HOA)'; 'Janette Mahoney (Vintage IV HOA - Bouchard)'; 'Jay Jennings (Vintage VI HOA - Bordeaux)'; 'Joe Merza (Vintage V HOA)'; 'John Anderson (Vintage IV HOA - Bouchard)'; 'Kimmberly Lewis (Vintage III - Pomerai / Provence)'; 'Linda Toy (MacPherson's)'; 'Marilyn Vitkevich (Vintage II - Touraine)'; 'Mark Hubers (Vintage VI HOA - Bordeaux)'; 'Mike Dryja (Vintage III - Pomerai / Provence)'; 'Mike Jackson (Vintage II - Touraine)'; 'Minchau Pham (Vintage V HOA)'; 'Patrice Virgin (Vintage VII HOA - Cameray)'; 'Rich Alderson (Vintage II - Touraine)'; 'Ruth Edwards (Vintage VII HOA - Cameray)'; 'Tom Grossi (Vintage V HOA)'  
**Cc:** 'George Malone (Vintage I HOA)'; 'Greg Kent (Vintage I HOA)'; 'Holly H Hoyt (Vintage I HOA)'; 'Jana Zaffarano (Vintage I - MacPherson)'  
**Subject:** RE: Vintage Common Areas - Meeting (17 Apr 06) FINAL Minutes

Since there were no changes, the minutes are now FINAL.

Please don't forget our next meeting at 7 p.m. on 15 May in the Cameray clubhouse. Also, please remember to complete the action items listed below under 2005 Expenses.

Mike

---

**From:** Bohanan, Mike  
**Sent:** Sunday, April 23, 2006 9:17 PM  
**To:** 'Barbara Pelfrey (Vintage VI HOA - Bordeaux)'; 'Bob Simonson (Vintage IV HOA - Bouchard)'; 'Frank Bloom (Vintage IV HOA - Bouchard)'; 'Hugh Vidos (Vintage V HOA)'; 'Janette Mahoney (Vintage IV HOA - Bouchard)'; 'Jay Jennings (Vintage VI HOA - Bordeaux)'; 'Joe Merza (Vintage V HOA)'; 'John Anderson (Vintage IV HOA - Bouchard)'; 'Kimmberly Lewis (Vintage III - Pomerai / Provence)'; 'Linda Toy (MacPherson's)'; 'Marilyn Vitkevich (Vintage II - Touraine)'; 'Mark Hubers (Vintage VI HOA - Bordeaux)'; 'Mike Dryja (Vintage III - Pomerai / Provence)'; 'Mike Jackson (Vintage II - Touraine)'; 'Minchau Pham (Vintage V HOA)'; 'Patrice Virgin (Vintage VII HOA - Cameray)'; 'Rich Alderson (Vintage II - Touraine)'; 'Ruth Edwards (Vintage VII HOA - Cameray)'; 'Tom Grossi (Vintage V HOA)'  
**Cc:** 'George Malone (Vintage I HOA)'; 'Greg Kent (Vintage I HOA)'; 'Holly H Hoyt (Vintage I HOA)'; 'Jana Zaffarano (Vintage I - MacPherson)'  
**Subject:** Vintage Common Areas - Meeting (17 Apr 06) DRAFT Minutes

Everyone - Shown below are the DRAFT minutes from our Common Areas Committee meeting on 17 Apr. *Please respond by no later than 28 Apr with any corrections.* After that date, I'll forward the final version of the minutes.

Mike Bohanan  
 Chairman, Vintage Common Areas Maintenance Committee  
 President, Vintage I HOA

**Meeting Minutes**

Voting Attendees:

5/3/2006

Vintage I (Keswick / Avignon) - Mike Bohanan  
 Vintage II (Touraine) – No representation  
 Vintage III (Pomeral / Provence) - No representation  
 Vintage IV (Bouchard) – Frank Bloom  
 Vintage V (Greens)– No representation  
 Vintage VI (Bordeaux) – Mark Hubers (with proxy voting rights)  
 Vintage VII (Cameray) – Ruth Edwards

Non-voting Attendees:

Vintage IV (Bouchard) – Bob Simonson  
 Vintage IV (Bouchard) - Sharon Hanks (Frank - please forward email address)  
 Vintage VII (Cameray) – Patrice Virgin  
 McPherson's Property Management – Jana Zaffarano

Discussion Topics:

1. **Water Meters** – Discussion on the savings for individual HOA's if they lock their water meters in the winter. There was uncertainty as to whether or not Sammamish Water charges for this service. However, it could still be worth it.
2. **Littering Signs** - Mike to contact the City to see about removing the large blue "road adoption" signs along SE 8th and 244th Ave since the consensus by everyone is that this job is not being done by the individual listed on the signs.
3. **Safety Concerns** - Much discussion on the lack of responsiveness by the City of Sammamish concerning speeding and the lack of crosswalks at dangerous intersections throughout the Vintage neighborhoods. Vintage I to discuss at 18 Apr Board meeting and provide feedback for discussion by Common Areas Committee at next meeting.
4. **Bark** – Everyone agreed with our previous decision that we will not replace the bark in the common areas in 2006.
5. **Bordeaux Weeds** - Vintage I asked Vintage VI to weed up next to the common fence between the two HOA's. Mark Huber agreed to discuss with his maintenance folks.
6. **Bordeaux Stopsign** - Vintage I asked Vintage VI whether they would necessarily object to having a stop sign installed at their outlet onto 240th Ave next to the Bourdeaux monument. Mark responded that they would not object. Mike agreed to ask the City to consider (based on a request from Vintage I residents at a recent Annual meeting).
7. **Park Equipment** - Continued discussion on the possibility of doing something different with the Common Areas soccer field. Cameray accepted action to pursue various proposals for the next meeting.
8. **Vintage I Park Equipment** - Committee asked Vintage I whether they'd consider letting other Vintage residents use their park. Mike agreed to discuss with Vintage I Board at their meeting on 18 Apr. (See Addendum below).
9. **2005 Expenses** - Much discussion on several specific items from individual HOA's that stood out as large increases over last year. See below for remaining action items.
10. **Next Meeting** – Set for **15 May** at 7 p.m. at Cameray clubhouse.

2005 Expenses

- Vintage I - Large increase over last year for water and plants was explained. Figures accepted.
- Vintage II - No input. Using \$600, the same as for the last several years.
- Vintage III - Action to confirm expense for electrical
- Vintage IV - Action to confirm expenses for water, electrical, and landscape mowing and maintenance.
- Vintage V - Action to confirm expense for water
- Vintage VI - Figures accepted

- Vintage VII - Figures accepted

**Addendum:** The night following the 17 Apr Common Areas meeting, the Vintage I HOA Board met to discuss several items related to the Common Areas. Shown below are the results of those discussions.

1. Vintage I has decided to pursue the following actions to raise the awareness of the City of Sammamish regarding speeding and dangerous street crossings. If other HOA's would like to work together on these efforts, let's please plan to discuss further at our next Common areas meeting.

- a. develop and submit an editorial to various local newspapers.
- b. approach one or more local TV stations
- c. contact county and state officials for assistance.

2. The Committee asked whether Vintage I would consider opening up the large park on 238th to all Vintage neighborhoods. The Board has decided to consider such a possibility if the other neighborhoods would be willing to agree to the following:

- a. reimburse Vintage I in the 2005 Common areas expenses for their appropriate share of the purchase price for the new playground equipment (original estimate is that this would equate to about \$35/household - \$24,706 / 700 households)

- b. share in the payment of park maintenance expenses beginning in 2006.

3. Vintage I also discussed the transition of the Common Areas soccer field to something else. The Board agreed that basketball courts/stands would be the most desirable from their standpoint and would be interested in the outcome of further discussion on this topic at the next Common Areas meeting.