

DECEPTION PARK VIEW ASSOCIATION

P.O. BOX 2446, OAK HARBOR, WA 98277

MINUTES OF THE COVENANTS AND BYLAWS COMMITTEE MARCH 6, 2018

1. Call to Order

Chairman Kathleen Johnson called the meeting to order at 6:32 p.m. at the Chairman's residence (5006 Deception Circle). Present at the meeting were: Kathleen Johnson, Crystal Burn, and Samantha Jackson.

2. Covenant and Bylaws Enforcement

Kathleen provided the violation letters sent log updated as of February 28, 2018, and provided a brief explanation for each violation. Only one resident will have a \$100 fine imposed for not meeting the 30 day deadline, mainly because they have not responded to the original letter sent. All other residents have either met the deadline or have contacted the Enforcement Chair to discuss the matter and were granted additional time to meet the requirements.

3. Select Font Style and Size for Both Documents

The committee looked at several different font styles and decided that Times New Roman looked the most professional and official. We also agreed on 12 pitch for font size.

4. Review Covenants for Additional Errors and Review Revisions

Prior to the meeting, Kathleen reordered the "Prologue: Issuance of Revised Covenants" (page 4-5) in chronological order and added the following: the 1997 revision that was mistakenly made to the Bylaws and the June 2018 revision that is pending. The 1997 revision was added to page 6; Kathleen still needs to verify if this is the correct verbiage from the 1968 version.

The committee agreed to add a fireworks policy since the current policy is not very clear plus residents are using fireworks. We established a New Year's and a July 4th policy.

We discussed the tree concern per section X with no resolution. We will discuss this with the Board at the next meeting.

5. Review Bylaws for Additional Errors and Review Revisions

Prior to the meeting, Kathleen moved all the past amendments into the body of the document instead of listing them in the front and the back. The amendments were removed from the table of contents and replaced with the date approved with the article and section amended only; full amendments are now only listed in the amendments section.

The committee will be submitting a proposal to raise the water hook-up fee from \$4,200 to \$10,000. This has not been revised since 1997. We are also proposing we remove the lap pools/spas over 500 gallons charge of \$75 per year due to the tiered water system.

6. Set Next Board Meeting Date/Time

The committee decided we would wait to schedule another until after the March 13th Board meeting.

7. Meeting Adjournment.

Kathleen adjourned the meeting at approximately 8:13 p.m.