

Blackhawk Homeowners Association Meeting Minutes
May 9, 2013
Leonard Lawrence Elementary, 18 families were present

Meeting was called to order at 7:00 pm, by President Stacen Gross. Vice President Sheri Koski, Secretary Lynn Moser, Dave Wiegand Treasure was present as well as residents as shown on attached sign in sheet.

Everyone in attendance introduced themselves. All Blackhawk residents are invited to attend the meetings.

Treasure's Report

Beginning Balance: **\$9,416.09**

Expenses:

The Sign Guy (New Meeting Notice Signs)	\$150.00
OPPD	\$59.88
Bill Pay Service Charge	\$6.00
Stacen Gross (Park Clean-Up Labor, Supplies & Refreshments)	\$290.35
Missy McCool (Park Clean-Up Labor)	\$75.00
Erica Lunde (Park Clean-Up Labor)	\$80.00
Drew Dalton (Park Clean-Up Labor)	\$25.00
 Subtotal:	 \$-686.23

Credits:

2013 Dues Checks	\$1,342.00
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3 homeowners currently delinquent

2503 Blackhawk Dr - Arrison
2602 Blackhawk Dr - Curry
2918 Courtney Dr – Cook

147 homeowners paid

Total: **\$10,071.86**

Secretary's Report

Meeting minutes from March 14, 2013 were approved.

Welcoming Committee Report

There are several new homeowners who have settled into the Blackhawk Subdivision, attempts were made to contact several but no one was home at the time. We encourage everyone to welcome their new neighbors and direct them to the Facebook page and the neighborhood website.

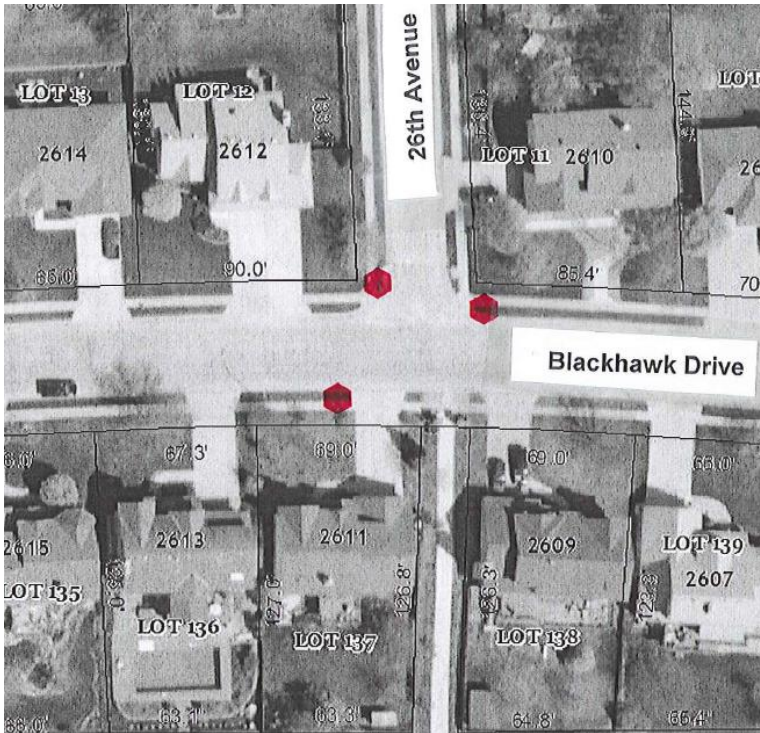
Architectural Committee Report

A flyer stating the guidelines and covenant restrictions was passed out at the meeting and will also be included in the meeting minutes, as well as placed on website and Facebook page.

SID Board Report

Park Tree Maintenance—The SID Board is currently looking for a new company to take over tree removal and maintenance. There are several trees that require removal and/or trimming. We will be discussing more at next meeting when bids are returned.

Additional Stop Signs on Blackhawk Drive - The SID Board commissioned a speed study for Blackhawk Drive. The study has identified a speed problem from 25th to 29th St. on Blackhawk Dr. The solution being pursued by the SID Board is the installation of stop signs at the intersection of 26th Ave and Blackhawk Dr. as depicted below. The next step is approval from the City and County.



Old Business

Status on Fountain—Denny Whitfield has begun work to open the fountain for Summer. The upper and lower bowls continue to leak. His plan is to get the fountain up and running as it was last year with little or no improvements and just monitor the water level and add water as needed to compensate for leakage. Denny asked that the HOA consider a more long term solution at the July 11th meeting. This will involve the removal of the many years of waterproofing inside the bowls and the installation of a rubber liner (either a pool liner or rubber roofing membrane). The initial estimate on the cost just for the pool liner without installation would be \$2,890. The roofing membrane estimate for just the small upper bowl was around \$1,300.00 and the large lower bowl would be \$1600.00, not including labor. Denny then indicated that along with the new waterproofing, it would make sense to upgrade the spray head at a cost of around \$80 which would be supplemented by an increase in the water pressure from the pump in the pit behind the fountain which would be created by removing numerous unnecessary fittings (elbows and bends in the piping).

New Business

Park Clean-Up - We want to extend a BIG THANKS to those that helped clean-up the park on April 27th and 28th, specifically the Gross Family, the Keith Family, the Dalton Family, the McCool Family, the Cashin Family

and Erica Lunde. Trash was removed from the creek, mulch was placed around trees, and some grass was seeded.

Speeding on Blackhawk Dr—Was stated that traffic is speeding up as the nice weather continues. Please be aware of children crossing the streets or playing nearby.

Entrance Sign Lighting—The lighting continues to be a problem on the front of the fountain. Munch Electric repaired the lights three times last year. Stacy Gross will look into replacing the fixtures as a more long term solution.

Ducks and Dogs—There have been several complaints in the park that people walking the dogs are letting animals off their leash to chase the ducks. If you see this you should ask them to use the leash as it is the law and signs are posted at each of the pet waste bag station. Additional signs may be needed. If the problem persists please call the Sheriff's Office for help. Following discussion, a motion was made to contact the duck owners (Mr. and Mrs. Cashin) and ask them to remove the ducks from the park. This motion was seconded and the vote was 7 Ayes to 11 Nays, motion failed. A second motion was then made to reduce the number of ducks, and was amended to include a request that the owners feed and care for the remaining ducks. This motion was seconded and the vote was 12 Ayes to 6 Nays, motion passed.

Spring Garage Sale - Missy McCool stated it would be either the first or second weekend in June, Tregaron would be having theirs at the same time or it she would like them scheduled at the same time. A date will be posted to the website or Facebook as soon as date is set.

Update on Bank Owned Properties—A resident has moved into the home at 13312 S. 28th St. following major renovations and they have paid the HOA dues for 2013. The home at 2904 Blackhawk Dr. is also occupied again and the new owners have been making improvements. The dues on this property are also current for 2013.

Homeowner Park Use Requests—Stacy Gross has received several calls and emails via the website requesting reservations for the use of the park and picnic shelter for family events, including graduation parties. A new tab has been added to the website at www.blackhawkhomeowners.org where homeowners can request to reserve the park shelter. Notice of this new tab was also posted to the Facebook page. Stacy will consult the SID Board and SID Attorney regarding the need for a "use agreement" that will identify user requirements to clean-up any trash, restrictions on alcohol usage, expected behavior and other responsibilities.

Public Comments

Kelli Sturch, 2803 Blackhawk Dr. – Mrs. Sturch asked about the number of dogs a homeowner is allowed to have by covenants and law. While the Blackhawk neighborhood covenants do not govern the number of pets, Blackhawk falls within the Bellevue zoning jurisdiction which does govern the number of pets allowed. After some discussion, it was agreed that Bellevue ordinance permits up to 3 dogs more than 6 months old. If the dogs are younger than 6 months old, additional dogs are allowed taking into account a mother with a litter of puppies. Mrs. Sturch then stated her neighbor across Blackhawk Dr. has a neighbor that has 4 dogs and that they are afraid to confront the owner directly. Sheri Koski addressed this as she has had a similar situation with animal control being called to her home for having 4 dogs. Animal control asked if all of the dogs belonged to her and she stated no, that 2 of the 4 they were her daughter's dogs. They asked if they lived there for a period more than 30 days and Sheri replied they did not so there was no problem. Mrs. Sturch then inquired how much time is acceptable for a dog to bark constantly. Mrs. Koski stated that if a dog barked more for than 15 minutes they were to be taken inside the residence, per information she had from animal control. Mrs. Sturch stated that her neighbor's dog (the Dalton Family) regularly barked more than

that and she wanted to know what could be done about it. It was the consensus of the Board that there is nothing the HOA can do to regulate barking dogs and encouraged the neighbors to discuss possible solutions between themselves.

Dan Rocha, 2915 Shuemann Dr. - Mr. Rocha stated that all of the originally installed ornamental stop and street signs are beginning to have cracked and peeling paint on the bases and asked if the HOA would pay for repainting. Stacy Gross stated he would check into the request. Mr. Rocha also mentioned the vandalism that has been occurring in and around the Blackhawk Subdivision, including the recent theft of GM factory wheels and tires from vehicles parked in driveways. Please lock your vehicles and report anything or anyone suspicious in the area.

Rick Scofield, 2615 Blackhawk Dr. – Mr. Scofield asked to address the Homeowners Association regarding an incident in the park on April 25th. Mr. Scofield was in his home when his wife had noticed a dog was attacking the ducks, so he grabbed his BB gun pistol and ran out the door. He followed the dog back to a yard, unsure whether this was the dog's yard, he went to the front door to ask the owner if this was their dog. The BB gun was hanging out of his sweatshirt pocket, so rather than have it appear partially concealed, he removed it and advised the homeowner what it was and why he had it. Mr. Scofield stated this was a moment of bad judgment on his part. He stated that he carried it because he had been attacked by a dog before as a child and would not like to have that happen again to him. Unfortunately that is not how it was initially perceived by the owner of the dog. Differing accounts were posted on the Facebook page with an eventual post by Mr. Scofield apologizing. Mr. Scofield has personally apologized to the homeowner and the entire issue has been taken care of. Mr. Scofield also stated he called the Sheriff's Office after the incident and told them what had happened in case they received any calls, which they have not. Mr. Scofield then inquired about a petition that was being circulated in the neighborhood calling for his removal from the SID Board. Denny Whitfield, 2913 Sheridan Rd, had approached a couple of neighbors on Sheridan Rd, including Sheri Koski, a BHOA Board Member with a petition. According to Mrs. Koski, Mr. Whitfield asked her if the HOA Board would support the petition and help circulate it through the neighborhood as it would not look proper for a fellow SID Board member to be circulating said petition. Mr. Scofield asked Mr. Whitfield why this was necessary? At this time Mr. Whitfield stated there was no petition and that he was not circulating a petition to remove Mr. Scofield from the SID board, he was just canvassing the area to see if a petition was needed and that Mrs. Koski must have mis-understood their conversation earlier that day. Mr. Whitfield then stated that the idea of the HOA circulating a petition was Mr. Klostermeyer's, 2901 Blackhawk Dr, a fellow SID Board member that was not in attendance at the HOA meeting. It seemed to be the consensus of the group present that this was not something the HOA wanted to get involved in and seemed as it seemed be a personal issue between Mr. Scofield and Mr. Whitfield.

Meeting adjourned at 8:35 pm.

Next meeting Thursday July 11th, 2013, at Blackhawk Park in the Picnic Shelter

Blackhawk Homeowners Association

5/9/2013

Meeting Sign-In

Name	Address	Email	Phone
Denny Whitfield	2913 Sheridan Rd	duss-service@cox.net	402-292-1221
Dan & Kathy Rocka	2915 Schveemann	Beachbum22@aol.com	402-2101091
Dave Wiegand	2915 Blackhawk	dpwiegand@hotmail.com	402-292-0265
Lynda & Bruce Moser	2907 Blackhawk Dr.	blbac@yahoo.com	402-502-7215
Dolly Gross	2910 Blackhawk Cir		402-292-2583
Ann Dalton	2805 Blackhawk Dr	1vdaltonangamsa.com	
Chris Dalton			
Barb Stough	2902 Sheridan Rd	itsolutions@sigers.com	402-301-5391
Kieran Kennedy	2907 Sheridan Rd.	kierankennedy@gmail.com	402-884-0062
Debbie Schrader	2903 Sheridandale	disneyhawk@cox.net	402-292-3685
Shellie Dart	2611 Blackhawk	Shellie-dart@gmail.com	402-291-1688
Kelly Shuch	2803 Blackhawk	ladybugbat@cox.net	402-291-0734
Rich Cech	2917 Blackhawk Dr.	Rich.cech@hotmail.com	402-292-7530
Missy McCool	2807 Sheridan	sandmiss@cox.net	402-292-1321
Sheri Koski			
Karl S. S. S.	2815 Blackhawk		
Roger Keith	2918 Blackhawk Cir	Keith5334@aol.com	402-292-5334
Jamie & Brian Ruggiero	2910 Courtney Dr	jamie.p.ruggiero@gmail.com	402-214-1982