



**Shadow Run**  
at Canyon Lakes HOA  
**Board of Directors Meeting Minutes**  
December 4, 2017– Kennewick Library Union St.

**Board Members present:** Mark Mckechnie, Ben Swita, Marie Swita, Howard Chung, Jim Young and Brenda Schuhmacher

**Absent:** Carl Marsh, Crystalin Cutler

**Call to order:** The meeting was called to order by President Ben Swita at 6:05 pm.

The Harper's were expected to appear for their violation appeal, but did not come before we adjourned.

**Secretary Report:** Brenda Schuhmacher passed out minutes. Mark made the motion to accept the minutes of the November 6th meeting. Howard seconded and the motion carried.

**Treasurers /Financial Reports:**

- Marie handed out a *proposed Profit and Loss Budget for 2018, Balance Sheet, Checking Detail Profit & Loss vs. Actual for December and Customer Balance Summary* as of December 2<sup>nd</sup>.
- Marie updated the board on payments by residents, any liens filed, etc. We are currently \$10,205.67 in arrears.
- Marie also handed out the proposed *Profit and Loss Budget for 2018*. Budget for 2018 was done at a separate morning meeting at Brenda Schuhmacher's home and most board members were in attendance for that meeting. After discussion, Mark made the motion to accept the 2018 budget, Jim seconded and the motion passed. Marie will be sending out this budget to the homeowners in a packet for the Annual Meeting.

**Landscaping and Community Enhancement Committee:**

- The street lights at 36<sup>th</sup> and Dennis was discussed. Brenda contacted the City regarding lighting and there are no plans to upgrade lighting at this time.
- Ben installed reflectors on the curbing at the entrances but it is not working, too high. Mark talked about applying a reflective spray on the curbing fronts when the weather warms up.
- Jim presented some desert landscaping ideas. With water restrictions popping up on the horizon, we discussed ways to manage our landscaping, have less turf to maintain, and manage our replacement costs for trees. The 36<sup>th</sup> Street boulevard was discussed as a place to start. Brenda will contact the City to see if there will be any restrictions. We will put this on the Agenda for the Annual meeting to see if we can get any input from residents.

**New Business:**

- The front monument decorating will take place on Saturday morning the 9<sup>th</sup> at 8am. Mark, Jim, Ben, Howard and Brenda have agreed to meet.
- The Annual meeting was discussed and will be held on Monday night January 29<sup>th</sup> at the Kennewick Library in the large room. Meeting starts at 6:30pm.

**Old Business:**

- Marie received quotes from the two state certified vendors. Jim made the motion to contact Association Reserves Co. and schedule an appointment for an on-sight visit with them. Mark seconded and the motion passed. This cost of approx. \$1,660.00 was about half the cost of the other vendor.
- The board needs to revisit our ACC rules and regs to see if there will be any changes at another meeting.
- Snow removal was talked about again! No plan at this time.

**Adjourn:** The meeting adjourned at 7:10 pm.

**Next meeting:** Monday, January 29th at the Kennewick City Library at 6:30 p.m.

Respectfully submitted:  
Brenda Schuhmacher, Secretary.