

ParkPlace Homes Meeting Packet 25.03.03

We welcome any feedback on things which should be included or removed from these packets.

Ratify Prior Meeting Minutes - VOTE

We need to ratify our Minutes from the February board meeting.

Reserve Report - VOTE

We have previously utilized Association Reserves for our annual reserve report, however our contract with them is up for renewal, and Kerri recommended we take a look at David Bach & Associates as an alternative. Our 2025 budget for reserve reports is \$1400. Both quotes are included with this packet on our website, but the short version is:

- 1) David Bach: 4-year contract for \$893.75 year with 2 site visits
- 2) Association Reserves: 3-year Contract and they will charge \$1,270.00 yearly with 1 site visit

WUCIOA Prep

January 1st, 2028, significantly different laws will apply to our association; Washington Uniform Common Interest Ownership Act, also known as WUCIOA. It is in our best interest to be prepared prior and bring our CCR's and the like into compliance. As such, I propose that all board members agree to review the [WSCAI webinar](#) on this topic, to be prepared to discuss next steps for our April meeting. Over the next 4 years, we will need to budget some degree of legal fees to adjust our bylaws and CCR's at a minimum.

More Salt

We have ordered another pallet of salt, having blown through the majority of what we have on hand with the latest bout of cold weather. Ideally we won't be needing it soon, but always better to be prepared!
45x50lbs bags @ \$619.34. Slated to arrive March 10th or 11th, if anyone is home and feeling a workout, help bringing that downstairs would be greatly appreciated!

Open Forum

We welcome any input, suggestions, comments, insults or otherwise! We can't address problems we don't know of! Please take this opportunity to bring up anything that has been bugging you, or things you think we are doing well and should continue.