

KENT WOODLANDS PROPERTY OWNERS ASSOCIATION
REGULAR BOARD MEETING MINUTES
May 27th, 2021

Call to Order: Meeting was called to order at 6:03 pm by President Becker

Attending: Barber, Becker, Freeman, Baierlein, Hagey, Williams (staff) (all via phone call /Zoom video conference) (Leh, Wardell-Smith—absent)

Approval of Minutes: M/S/A approval of April 22nd, 2021 minutes.

Public Comment:

- None

Architectural Committee report:

- MSA of 81 Kent and 340 Crown Ratifications (unanimously)
- 110 Idlewood : discussion that approving a lighter color that is not consistent with the current color board is problematic, especially that there is a process in place of finalizing a new color board within the next few months
 - MSA to approve as submitted with the condition that owners submit a darker exterior color shade consistent with color board.

White Paint Task Force

- First meeting with planner is on June 4th and intend to match schedule that was agreed to on last meeting

Fire Safety Report

- Chipper day on June 14th
- State funding still undecided on what Marin County will receive

Officer Reports:

- President:
 - No report
- Vice President:
 - KPAB meeting on COM construction, still at least a year out
- Treasurer Report:
 - Financials remain in good standing
 - Current assets (which are essentially cash on hand at Schwab and BofA) total \$408k, which compares to \$433k this time last year
 - Year-to-date (YTD) revenue is down 37% due to our planned residential assessment rebate - \$92k vs. \$147k this time last year
 - Of note, YTD Design Review revenue is up 73%, \$9.7k vs. \$5.6k last year
 - YTD expenses are essentially flat, \$55k vs. \$53k last year

County Update: No report

Social Events Update:

- None

Administrator's Report:

- Busy with real estate transaction in KW
- 3 unpaid assessments (have proceeded with pre-lien notice)
- To finalize agreement for easement for LPR cameras with the County

Next Regular Board Meeting: Next board meeting is scheduled for June 24th, 2021

Meeting adjourned at 6:45pm