

OCHL-12 HOMEOWNERS ASSOCIATION  
ARCHITECTURAL CONTROL COMMITTEE (ACC) MINUTES  
December 1, 2020  
ZOOM MEETING

ACC Officers: Dave Baker: Chair, Dennis Hutton: Secretary, Dani Folsom, Michael McMillian, Kellie Coffey, Al Prescott ((Windward Bluff), Resource Members, Joe Rystrom & Dan McGovern

ZOOM ATTENDEES: Dave Baker, Dennis Hutton, Kellie Coffey, Dani Folsom, Michael McMillian, Mike Richardson, Larry Johnson, Brigitte Santossuosso, Charles Desilets, Al Prescott, Dan McGovern

1. Meeting called to order at 6:01 PM

2. Approve November 4, 2020 minutes. ***Baker motion to approve the minutes, Coffey seconded, the motion was approved.***

3. ACC Member assignments:

(1) View Protection Issues –

(a) *Golf Course Tree Removal - Harbour Pointe GC advised trees would be removed in November. Contractor has not been notified of a start date. **The City of Mukilteo is waiting for Total Tree's license before allowing them to move forward with the tree project.***

(b) *View Complaint 11929 59th Ave W. - The lot at 11917 59th Ave W. has been pruned back per our remedy letter. We now need to take new photos from the Moothart home to determine how much more foliage removal is necessary. **Baker is waiting for access to the Moothart home to take new photos to verify that enough foliage was removed.***

(c) Viray

*Complaint - Photos have been taken of the blocked view and in the process of measuring the blockage so a remedy can be developed. **Photo have been sent to McCredie to measure the blockage and discuss results with the homeowner.***

(2) *Open Space - Mukilteo Stop Work Order Update - All 60 shrubs and 18 trees have now been planted and tagged with ribbon markers. Wetland Resources will now arrange for the City to inspect and okay the work. There will be a five year monitoring period, including an 80% survival requirement of these plantings. **Wetland Resources have not relayed to OCHL-12 of the City's inspection date yet.***

(3) *Golf Course Fence issue - The golf course secured a bid to replace the fence from one of their members. The replacement plan outlined by this party included replacing only a couple of the existing posts, which are 20 plus years old. This plan did not come close to the quality of the three bids McGovern developed and provided to the golf course. We are working with them to come up with a better replacement plan before we would agree to participate in the cost. Discuss possible alternative approaches. **Folsom has not heard back from the Golf Course, she will attempt to contact them again this week on the status for the Fence Project.***

(4) *Monarch Landscaping Contract* - This two-year contract expires at the end of this year. We anticipate bids from Monarch and Mill Creek Landscapers. The plan is to finalize a new two-year contract by early December. Both SeaScape and Premiere were asked to bid but have not indicated an interest. Our best option may be to renew the contract with Monarch premised on their initial feedback of holding their pricing at the same level of the previous contract. Discuss. **SeaScape, Premiere and Mill Creek have not submitted a quote. The ACC voted to accept Monarch Landscape quote. Baker will take this decision to the Board for final approval.**

(5) *Clubhouse Lane Entrance Agreement* - This two-year agreement expires December 31, 2020. Coffey to provide an update. **The contract for the past two years states that without a new contract, the HOA that was doing the work at Clubhouse Lane entrance can continue doing the work. It was decided that OCHL-12 would continue with the maintenance of Clubhouse Lane entrance.**

4. *New Business: (a) 2021 ACC Budget.* **Baker stated that the majority of the ACC budget is the Landscaping contract. He will meet with the Treasurer to finalize the ACC portion of the 2021 budget that is mainly trees and irrigation.**

(b) *Open discussion.*

**A) It was noted that the middle island on Clubhouse Lane must have the bushes trimmed down to help with traffic visibility.**

**B) Five dead trees complaints on the North side of Bayview behind their homes need to be removed and/or topped. The South side of Bayview also has a tree that needs to be removed. Baker stated that near Saint Andrews Drive there is another tree that is a hanger and must be removed. Baker has a quote of \$1500 to take care of all these trees. ACC approved the quote and Baker will take this action to the Board for their approval.**

**C) Prescott mentioned that a OCHL-12 member is willing to take on the expense to remove/limb up some trees. Baker said a meeting is necessary to find out the scope of what he wants. Folsom stated that she thought he was willing to take on the expense if it improved his view. Baker, Prescott, Folsom and the OCHL-12 member will need to meet and discuss.**

Meeting adjourned at 6:35 PM

5. Next Zoom ACC Meeting is January 5, 2021.