



**Foxhall Community Association**  
**Board of Directors Meeting**  
**October 12, 2023**  
**Zoom 7:00 p.m.**

**Board Members Present:**

John McKinnon, Secretary  
Karen Dillon, At-large/Facilities  
Katie Bundtrock, President  
Dave Fleming, Vice President

**Board Members Absent:**

Alan Vaughn, Treasurer

**Foxhall Members in Attendance:**

Tam Findley  
Donna Bosshard  
Rick Millar

**Call to Order (Katie)**

Katie called the meeting to order at 7:00 p.m. via zoom.

**Standing Rules (Katie)**

Dave reviewed the standing rules regarding comment period, time limits for speakers and debate on a topic.

**Agenda (Katie)**

*Motion to accept the agenda: seconded and passed unanimously.*

**September 21, 2023 Minutes (John)**

John read the minutes of the previous board meeting.

*Motion: Approve minutes of FCA Board Meeting dated September 21, 2023. Moved by Dave. Seconded by Karen. Discussion: None. Result: motion approved unanimously.*

**Verify members in attendance for minutes (John)**

Four board members and two community members were in attendance. Mr. Millar was a guest from a neighboring HOA.

**Homeowner Association Management (Dave)**

Dave introduced a guest, Mr. Rick Millar, to share their experiences in management of a neighboring homeowners association. Hollywood HOA uses a management company for their homeowners group. After several years of difficulty finding board members, especially the treasurer. DIS is the company they used first with mixed success. They are pleased with their current company – Vantage. They do both zoom and in-person meetings with zoom. The cost is \$7.88/mo., most others in the area are in the \$15/mo. There are three levels of service. Hollywood has the middle tier. All assessments go through the company. They are in the process of updating their bylaws to be up to date with rcws. Their dues are \$971/yr. Mostly spent on grounds keeping and reserve elements, mostly for groundwater systems. They have a lot of clay in their division, so they have shared septic fields. They also cope with a lot of ground water and a surface pond that had been used for irrigation. They have multiple retention ponds. They have a contract for maintenance of 40 acres of community property, including one park.

The board does their own annual inspections of the ponds. The board does their own oversight of the maintenance crew. Vantage is very responsive. They also have a trail system. They pay for mowing, but other maintenance is done by their own work party. We share the same water company. They have been very happy with the water system. The neighborhood is 33 years old and had been a holly tree farm. They are aware of further developments to their south and east. There are 900 acres plus the park on Carpenter road. The county also has an idea to add through access to their neighborhood. The Hollywood community is very opposed to such a road. They are outside of the growth management boundaries.

### **Financial Update (Dave)**

Tabled due to absence of the treasurer.

### **Facilities Update (Karen)**

#### **Results of the Traffic Study:**

1. Foxhall Dr. NE near retention pond, 85th percentile = 27.3 in a posted 25 mph.
2. Foxhall Dr. NE between 46th Ct and lower entrance (at address 5027) 85th percentile = 36.8 in a 25 mph.

85th Percentile Speed (mph) – The 85th percentile speed is the speed at or below which 85 percent of the drivers travel on a road segment. Motorists traveling above the 85th percentile speed are considered to be exceeding the safe and reasonable speed for road and traffic conditions.

Possible next Steps (additional speed limit signs are not considered effective at reducing speeding)

1. Education via zoom (or in person)
2. Talk to delivery companies
3. Add a "radar cart" to the lower entrance area. We are on the waiting list for this.
4. If still an issue, consider speed bumps - but this needs 30 % of current resident approval (If HOA pays, \$5K to \$7K per speed bump, HOA pays 51% if county decides to contribute).

Katie asked that we have another round of speed monitoring near the intersection Foxhall Drive and Foxtrail Drive due to large number of school children that meet their busses near there.

Katie has asked that our next survey contains a question about speed bumps. Dave argued against speed bumps on account of horse trailers. Dave shared a community member's idea to buy our own own traffic speed monitoring sign.

Signage: the county recommends new signs on our private roads so that they are more legible for emergency services; we can add dead end signs on these, too; wooden posts are recommended; county rep suggested a Portland company as a source for signs; no changes to existing signs on county roads.

Retention Pond Maintenance: Shrubs have been cleared along both sides of the back fence of retention pond. A section of fence needs replacement/repair as a result of damage from fallen tree.

Font Entrance: Water at entrance is shut off for winter.

Park 1: Porta potty will be removed by the end of October.

## **Old Business**

### Status of fencing guidelines review (John)

John related the response of the ACC to their initial review of the proposed trail fencing guidelines. Given the ACC's request that the Board formally adopt a set of guidelines to provide guidance for the ACC to consider in future applications, and that such guidelines be communicated to the homeowners by the Board, John feels more information is needed in order to fulfill those objectives. Although the guidelines would apply only to new or replacement fencing, many existing types of fencing are not addressed in the current proposal. John would like to know the specific hazards these guidelines are meant to address and if there are acceptable fencing options beyond those detailed in the proposal. Additionally, if there are fences constructed along the trail that have been approved by the ACC, these approved designs will need to be considered, as well.

Karen shared her knowledge of some the hazards to equestrians: exposed metal t-posts pose a risk of impaling a falling rider or rearing horse; wide mesh or cable type fencing pose a risk of entangling the hooves of a startled or kicking horse.

Discussion: Karen asked if I was proposing an assessment of every fence. The answer is that the intent is to have commentary on types of fences. Karen also questioned the ability of the Trails Committee to gather information on past actions by the ACC. John offered to seek that information himself. The motion was further modified to change the request from photos of existing fencing to sketches of fencing types so that any documents posted do not reference the fences of individual Foxhall property owners.

*John moved that the Trails Committee be asked to provide information to support the adoption of fencing guidelines. Information should include a comprehensive assessment of each type of fencing adjacent to our trails and within the Foxhall boundaries. The assessment should include sketches and commentary on fencing materials and placement with regard to the safety of trail users.*

*Dave seconded the motion, as amended. Approved unanimously.*

### Trail Guidelines review (John)

The survey on trail use guidelines in February of this year yielded responses from 48 community members. The expectation that comes with soliciting feedback is that it is put to some use. John has drafted a revision to the guidelines that is meant to respond to the feedback received in that survey. The survey results and draft guidelines were discussed. No action was proposed at this time.

Karen, Dave and Katie did not see a need for a revision at this point in time and agreed to possibly revisit the question at later date. John indicated that in addition to making changes in response to survey feedback, a possible reason to revise the guidelines is to be in alignment with the expectations or understandings of our insurer regarding how the trails are used and their requirements for properties who allow clients to access our trails.

*Motion to table the topic of revisions. MSP*

### **New Business**

Katie raised the question of whether we could afford the services a management company without raising dues. Karen asked if such a company would also be involved with insurance questions. Katie asked to have the discussion in Alan's presence.

Dave also intends to ask Bob Pendle to attend our next meeting to discuss how the ACC does its business. He also asked if we are aware of other homeowners groups in the area that may be willing to meet with us.

### **Upcoming Meetings**

Board of Directors Meetings: Second Thursdays of each month

- November 9
- December 14
- January 11

### **Member Comments**

No comments.

### **Adjournment**

*Motion to adjourn. Moved, seconded, and passed unanimously. Meeting adjourned at 8:41 p.m.*

Minutes to be approved at next Board of Directors Meeting: November 9, 2023