



**Foxhall Community Association**  
**Board Meeting**  
**November 13, 2019**  
**South Bay Fire Station**

**Board Members Present:**

Robert Jackson, President  
Andrew Kolibas, Vice President  
Don Noyes, Treasurer  
Judith M. Anderson, Secretary  
Greg Darnell, Facilities

**Foxhall Members in Attendance:**

Donna Bosshard  
Carol Langford  
Bert and Lynn Lewis  
Theresa Lowe  
Denise Solveson

**Call to Order**

Called to order at 7:00 p.m.

Ground Rules Set – Remain civil, no outbursts, keep comments until the end unless asked.

**October 8, October 10 & October 30, 2019 Minutes**

Robert asked the committee members to review all three sets of minutes. Greg noted that on the October 30 minutes the statement should read “ Robert stated 62 votes of FCA members... “not 62%”

**DECISION:** Moved to approve October 8, 2019 Minutes. Seconded. Approved unanimously.  
Moved to approve October 10, 2019 minutes. Seconded. Approved unanimously. Moved to approve the modified October 30, 2019 minutes. Seconded. Approved unanimously.

**Insurance Report**

Don conducted in-depth research regarding insurance rates and he found that FCA could do much better if they changed providers. He contacted several different insurance companies and found we could double coverage for a quarter of the price. In his research he found that there are 5 parcels listed with the county for a total of 21 acres of common FCA land. Sixteen are trails and 5 are the two parks and retention pond. Don suggests that these parcels be uploaded to the Foxhall website.

He talked in length and in-depth with the insurance companies and spent his own money to consult with an insurance company not involved in this type of insurance covered and they agreed that we are covered. He found that if people are utilizing the trails and they are injured that they are responsible for any injuries and costs. We have a copy of the Johnston’s insurance and if one of their riders are injured

on the trails, it will be covered by their insurance, not the FCA insurance. He suggests that we request a copy of the Johnston's insurance every year.

Don also found out that if the Court of Appeal, Division II, sends the case back to Thurston County Superior Court the previous insurer is responsible for covering those costs.

Greg has some concerns about the new coverage and there was an in-depth discussion regarding the need for additional umbrella coverage.

Members in the audience were still concerned that it does not cover the trails and Theresa Lowe will send Don all the information she and Mr. Dick Wadley discussed when she was on the board. Don will be happy to review it. There also seems to be confusion about Commercial Business Insurance (like the Johnstons have) vs Commercial General Liability Insurance which is what FCA has. They are not the same.

Members in the audience asked if the trails are specifically named in the policy – they are. They asked if there is a legal description of the land – yes, it is all listed with the county. Again, individuals are accountable for their actions and any injuries on the trails. If the FCA shows that they have kept the parks up and the trails then we are covered. Members asked if the insurer knows about all the exposures “users of the trails” were reviewed and discussed. – Yes, the insurer knows that individuals ride horses on the trails, walk, and bike on the trails. They know we have playground equipment in one of our parks.

Andrew stated that Don and Greg asked every conceivable question and discussed every conceivable issue that might come, so much so the insurer was getting impatient. Andrew feels the insurance company knows everything and states the FCA is covered.

**ACTION ITEM:** Don and Greg will research the cost of two umbrella coverages.

### **Trail Committee Report**

No report.

### **Facilities Report**

Greg reported that the work on the retention pond is almost complete. They cleaned up the back area of trees and bushes. Eleven volunteers took down eleven trees which saved the FCA about \$10,000. Most of the wood was taken by Foxhall members, the rest was taken to the dump. He needs to put up a temporary barrier/caution tape. An audience member thanked Greg for all his work on the pond.

Judith noted that she reported a hole in the fencing between her property and the Forest Park neighborhood. Greg has seen it and will do some more work on how to repair it.

**ACTION ITEM:** Andrew will purchase caution tape. Greg needs about 140 feet. Andrew has some fencing that he will give to Greg to repair the fence.

### **Foxhall Website**

Andrew reported that Foxhall member Kyrsten Sherwood contacted him regarding the Foxhall website. She is a web designer and she sent him a prototype of an updated site a while ago. She offered to redesign the site and maintain it for free. Greg talked to Rob who is happy to share the maintenance of the website. Greg suggests we make sure there are funds next year (which there are) for the hosting fee of the site. He would like to discuss this further at the next meeting.

**ACTION ITEM:** Andrew will reach out to Kystern to see if she is still interested. He will also send the link of the website prototype to the Board members.

### **Social Committee**

Greg reported there hasn't been a lot of action since Halloween. He created a Facebook site for the 5 members. The Board meetings are scheduled at a time where it is hard for any of the five members to come to the Board meetings.

**ACTION ITEM:** Greg is to ask them to send in a report on their activities for the next Board meeting.

### **NEW BUSINESS**

Judith noted that the Board needs to set up their Board meetings (January – June) one of which will be the April FCA election meeting. Andrew suggested meeting every other month since the big projects have been completed. Robert still feels there are issues that still need to be dealt with, such as the additional umbrella coverage. We still need to map out the timeline for the election mailings and the Park Shelter project needs to move forward. We might consider keeping the meeting to an hour. If we do not have much on the agenda for December, we might cancel that meeting.

**ACTION ITEM:** Andrew to send Greg his work rotation so that we can set up the Board meetings. The Board meetings will continue to be at the Fire station and the FCA election at the South Bay School.

Don provided a quick budget update. Savings - \$37,211.58. Checking - \$16,909.84. Total = \$54,121.42. The dues are coming in. A second notice will go out to about 16 parcels.

Robert asked how the road repairs on 42<sup>nd</sup> are holding up. Andrew feels like a dip is starting again. The thought is that there was a log which they paved over and the log has since rotted away. They will keep an eye on it.

Don announced that he reached out to Rose Eilts regarding the planting designs she created when the FCA volunteers replanted the front entrance. She couldn't find them but then he reached out to the

Foxhall Garden Club (Denise Solveson, Rose Eilts, Carol Langford, Debra Dyjak and Keith Long) and they have volunteered to fix it up. Greg has reached out to one of the Foxhall members who is a landscaping architect and he is willing to help and there is another professional landscaper living in Foxhall now. Greg has done a little research on a drip system, has done some in the past, and we can look at cost estimates as needed. The group will need to submit a proposal with costs to the Board to review (planting, drip system).

**ACTION ITEM:** Robert would like to talk with the Garden Club regarding the drip system.

### **Inclement Weather**

Robert stated that we may have a hard winter and would like the Foxhall members to be prepared with shovels and salt.

### **Other**

Greg asked if we need to go to bid on the mowing of the trails, parks and retention pond each year if we like the work that is being done. Yes, we need to go out to bid. It is important that we do so to keep things open and have a "spirit of competition"

Robert moved to adjourn at 8:14 p.m.

### **Questions from the Audience**

Carol Langford - Who do you contact on the social committee? Greg will send a message to them and let them know to contact Carol.

Don is still interested in developing a neighborhood listing where individuals can share their interests and skill sets.

The Board needs to develop a welcoming packet/contact which can be given to new residents. We need their names and contact information and let them know about the website, the board meetings, etc. Andrew and Judith have a copy of Bert Lewis's packet which he created.

Theresa is still concerned about the insurance coverage. Don will look into the exclusions and the exposures.

**ACTION ITEM:** Robert will meet again with the Johnstons just to touch base with them.

Approved December 12, 2019