



BROOKSHIRE ESTATES HOMEOWNERS UPDATE JUNE 2020

Brookshire Estates Homeowners

Thank you to all our great Brookshire Estates HOA members for facilitating another great year for the best and most beautiful neighborhood on the Eastside. This is normally the time for our annual HOA meeting but with the COVID-19 and "Stay at Home" mandates, a sit-down meeting cannot be held as usual in early July. We are therefore putting out a written review of the important issues during 2019 and early 2020. If possible, we will try and reschedule our annual HOA meeting for the month of September to address additional issues requested by you, our great Homeowners.

"Having been Brookshire residents for almost 33 years, Claudette and I have always considered it to be a very gracious, well kept, exemplary neighborhood. Now, let us make it even better by making it a friendly one as well! A wave, a smile (even behind a mask) and a "hello" could make your neighbor's day!" Posted by Dick L'Heureux, HOA Vice President

• Annual Financial Report

As always, maintaining our landscaped areas on a regular basis and the irrigation water bills are our biggest yearly expense. Because of the yearly increase in weekly landscape maintenance, general liability insurance and the rising cost of maintaining our aging sprinkler system, trees and shrubs, we had to increase our yearly HOA dues to \$340 for 2020.

Spread sheets of all financial statements, our forecasted budget for 2020 as well as additional comments and explanations will be available on our website: brookshireestates.com

- **Sammamish Water District Audit Results**

In 2016 we had a big leak in our sprinkler system and we no longer qualified to be in the Sammamish Water District Audit program. This program gives us a monitored yearly water allowance and saves us approximately 1/3 of our normal cost. After a 3-year battle with trying to fix an older system, we passed the audit in 2019 and are now back within the Sammamish Water Irrigation Audit program.

- **Issaquah/Fall City Rd Improvements**

Starting APRIL 20th, 2020, the long-term road closure between 247th PL SE and Klahanie Dr SE. was put in place. The road closure is expected to last until the end of DECEMBER 2020. **FINISH DATE FOR CONSTRUCTION - Est. August 2021** - Updates can be found at:

<https://www.sammamish.us/government/departments/public-works/current-projects/issaquah-fall-city-road/>

- **General yard and lot maintenance**

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Homeowners must take the maintenance and condition of their yard and landscaping seriously so that Brookshire will remain one of the most beautiful and valuable developments in the Sammamish/Issaquah community. It is important to remember that lot and home maintenance is the responsibility of all homeowners and is a key part of the CC&R's (Article 10, Section3) we all agreed to when we purchased our home. Noncompliance and complaints are reviewed and verified by your HOA Board of Directors and if determined accurate could result in improvement mandates and fines if not dealt with by the homeowner.

Thank you to our Brookshire homeowners who have always cared so well for their homes and continue to do so to maintain not only their homes value, but that of the entire Brookshire community. We appreciate your ongoing commitment.

- **Exterior painting requirements**

Each time the homeowner feels the need to repaint the exterior of their house, the paint color choice must be reviewed and approved by the Architectural Control Committee members. You must submit your color plan to the ACC which will get back to you within 14 days of receipt with a decision (approval or disapproval).

- **Election of BEHA-I Officers**

If you or anyone you know in the HOA would like to join the Board or run for a position, please submit names to the HOA for consideration and a formal vote by the HOA. If no one steps forward, the current members will continue for another term.

- **New Business – Q&A**

Ideas and suggestions that you as homeowners would like to have presented and discussed at a September meeting – simply respond with your thoughts to mfoss9@comcast.net .

A New 2020 Directory will be issued soon, so please correct any inaccurate or missing information in our current directory and forward to the emails listed below. If you are a new owner or renter at Brookshire within

the last two years please submit your address, phone number and email addresses to Mike Foss: mfoss9@comcast.net or Yvonne Tichelaar: yvonne0655@AOL.com . This information will never be used for any purpose other than important BEHA-I/HOA communications. Thanks!

A complete presentation of the above information, including all financial data can be found on your Brookshire Estates Website at: brookshireestates.com/news.html