



Deer Run Community News

Deer Run Community Organization - May 2015

Notice Of Annual Meeting of the Deer Run Community Organization

NOTICE IS HEREBY GIVEN that an Annual Meeting of the Deer Run Community Organization has been called pursuant to Section 1.1 of the Bylaws and will be held:

DATE: Thursday, June 18, 2015
TIME: 7:00 PM (Check in at 6:45 PM)
PLACE: Poulsbo Fire Hall
911 NE Liberty Rd.
Poulsbo, Washington 98370

AGENDA

- A. Call the Meeting to Order
- B. Reports of Officers
 - President's Report
 - Treasurer's Report
 - 2015 /2016 Budget
 - Rules & Regs
- C. Election of Board of Directors
- D. Other business as time allows
- E. Adjourn

All owners of record, as shown in the Association's books as of the close of business on June 18, 2015, shall be entitled to attend and can only vote at the meeting, **if dues are paid and current.**

All owners are encouraged to attend the meeting. However, if you are unable to attend, please complete and sign the enclosed proxy and return it in the mail. This will ensure that a quorum of 10% as required by Section 1.5 of the Bylaws will be present so Association business may be transacted.

Please forward your signed proxy to the following address as soon as possible (deadline June 15th, 2015):

DRCO
P.O. Box 756
Poulsbo, WA 98370

DRCO

Board of Directors

Judy Quick
President & Treasurer

Julie Cottle
Vice President

Nadine Green
Secretary

Contact Info:
DRCO

PO Box 756
Poulsbo, WA 98370
deer.run.co@gmail.com

Our website: www.drco.org
Charlie Toth/Candy Peters
- Webmaster

Board Meetings

If you would like to attend a board meeting, please contact us by email or phone for date and time. All Deer Run homeowners and residents are welcome.

Please join us on June 18, 2015, for DRCO Annual Meeting

Please join the Board on June 18, 2015, at the Poulsbo Fire Hall for the Deer Run Homeowners Association annual meeting, from 7:00 to 9:00 p.m. (Come at 6:30 p.m. for coffee, cookies and conversation.)

The annual meeting provides Deer Run homeowners with an opportunity to discuss concerns and provide feedback to the Board. The annual meeting is also when residents elect members to open positions on the DRCO Board of Directors. Open positions will include President, Treasurer, Secretary, Vice President. If you wish to run for one of these positions or nominate someone, come prepared to nominate your candidate.

Review of Rules and Regulations

Dwelling Changes - Any exterior change that may visually affect the exterior appearance of a residence on a Deer Run Lot (including, but not limited to fences, color, etc.) must be submitted in writing for review and approval by the Board.

Color Palette/Painting - Exterior painting and home improvements or construction, when done by other than the homeowner, must be done by a licensed, insured, and bonded contractor. Minor cosmetic changes (including, but not limited to light fixture, house number placement, screen doors, etc.) do not need Board approval.

Any change in exterior color or trim from the original builder color must be in a color chosen from the approved DRCO color palette and is subject to approval by the Board of Directors. Samples of the palette may be checked out by contacting any Board member.

Parking - DRCO Lots were designed to provide ample parking in garages and driveways and to provide for the parking of several vehicles. Members, residents and guests are urged to avoid on-street parking to avoid impeding free and easy access by emergency vehicles, such as fire trucks and ambulances. Whenever possible, avoid parking vehicles directly across from each other on both sides of the street, because this poses a potential hazard to children and other pedestrians by decreasing visibility to both drivers and pedestrians. Only minor auto repair work that can be completed in one day is permitted in the driveway. If the auto repair exceeds one day, it must be conducted inside the garage. All oil or other vehicle-related drips must be cleaned up immediately to minimize any resulting environmental harm.

Recreational Vehicles - No RVs, motor homes, trailers, campers, boats, etc. may be stored in Deer Run Lot driveways or front yards. Stowage of these items behind a fenced area is permissible, provided that they are not visible to others from the street. Parking of any automobile on a Deer Run Lot other than driveway or in garage is not permitted. No commercial equipment (such as dump trucks, back hoes, graders, bull dozers, etc.) is permitted to be parked on any part of any Deer Run Lot, including behind fenced areas or on a Deer Run street except during allowed work. No regularly occurring business related or employee-pickup parking is permitted.

Trash and yard waste containers may not be stored in front of garage doors or where they are visible from the street.

Home Owner Responsibilities/Renters - It is the responsibility of each Member to ensure that Residents who occupy a residence in the Deer Run neighborhood, but are not the legal owner (e.g., tenants), know and abide by the provisions of the DRCO Covenants, DRCO Articles, DRCO Bylaws, these DRCO Rules, and all future approved amendments and revisions. It is the responsibility of each Member and resident to notify any guests of these rules. Members are responsible for the actions of their resident tenants and guests regarding compliance with or violation of the DRCO Rules. Members are ultimately responsible for keeping their properties well maintained.