



Kendall Yards Homeowners Association  
Board of Directors Resolution to Increase Lien Fee

June 9, 2021

WHEREAS RCW 64.38.025(1) and Kendall Yards HOA Bylaws Article 5.11 impose a duty of care on the Board of Directors to make reasonable financial decisions on behalf of the Association;

WHEREAS Bylaws Article 7.1 sets forth the Member's covenant to pay assessments and further states that assessment obligations are enforceable by lien, the cost for which is borne by the subject homeowner pursuant to Bylaws Article 7.4;

WHEREAS the Washington House Bill 1277 mandates that recording fees will go up state wide by \$100 per document on July 25, 2021. The current fee is \$250, which covers the recording rate of \$103.00 for the first page, which is multiplied by two to provide for both the lien recording plus the release;

LET IT BE HEREBY RESOLVED that the Kendall Yards Homeowners Association Board of Directors hereby amends the current Lien Fee of \$250 to \$450 so that future recording costs are recovered by the Association if/when it becomes necessary to record a lien to secure the common interest.

This resolution was made by unanimous vote of the Directors at a duly called Board Meeting at 12noon on June 9, 2021. The new Lien Fee is effective immediately and becomes enforceable upon notice to the membership.

Signed by the Kendall Yards HOA Board of Directors:

DocuSigned by:  
*Yvonne Theodor* 6/10/2021  
3AEBE4A580BF400...  
Yvonne Theodor, Director at Large Date

DocuSigned by:  
*Sarah Leverette* 6/9/2021  
60B977CF1A0D40D...  
Sarah Leverett, Secretary/Treasurer Date

DocuSigned by:  
*Donn Durgan* 6/9/2021  
600BA64B4C9E4E1...  
Donn Durgan, Director at Large Date

DocuSigned by:  
*Scott McArthur* 6/19/2021  
4E042BC728F84D4...  
Scott McArthur, Vice President Date

DocuSigned by:  
*Heidi Bollum* 6/10/2021  
0D8C0745DE9F4BF...  
Heidi Bollum, Director at Large Date

DocuSigned by:  
*Joe Frank* 6/9/2021  
23B73035CBCE441...  
Joe Frank, President Date

DocuSigned by:  
*Jim Frank* 6/9/2021  
7D0CB03B17744EC...  
Jim Frank, Director at Large Date