

# Carlyon Beach HOA | August 2025

## Community News

2719 Island Drive NW, Olympia WA, 98502 P: 360-866-0717 E: [MemberServices@carlyonbeachhoa.com](mailto:MemberServices@carlyonbeachhoa.com)



### Reminders



**Reminder for Dog Owners:** Dogs must be kept on leash or controlled by their owner 24/7 in the community. We have had numerous reports of loose dogs, dogs being walked off-leash, and dog attacks in the last month. Please control your pets at all times! We need to be respectful of everyone's safety and right to enjoy their yards, our streets and the parks. **Dogs noted to be off-leash or dogs that attack other humans and pets will be subject to CBHA rules and applicable fines.**

**Lost and Found Items:** The CBHA Office at the clubhouse has collected several items from the summer. Car keys, a phone, shoes, toys, and a water bottle to list a few. These will be donated to Goodwill on October 1<sup>st</sup> if not claimed.

**Family Storytime Event:** Family Storytime will be held at the Clubhouse with The Anywhere Library Thursday September 18<sup>th</sup> from 12:30-1pm. Fun for the young ones!

### THANK YOU!

A big thank you goes out to all volunteers who help our community with our events and serve on our committees! Thank you for all your contributions to helping make Carlyon Beach a great place to live!!

### From the Board...Community Updates

There have been a lot of projects going on this summer in our Association! The marina repairs continue onwards and are getting closer to completion. Again, the Board would like to thank the Marina committee for all of their work in organizing and assisting with this project to get our marina up to speed.

The Board is beginning to prepare for the annual analysis of the rules in October. With the upcoming state changes to legislation concerning homeowner associations, the Board has formed a new committee to analyze the upcoming changes and make recommendations for the Board to review. Jen Stewart, our newest trustee, has graciously volunteered to spearhead this new committee!

The Board has been in talks with Vantage on some lockbox errors that have impacted some of our accounts. Vantage is bringing payment posting back in house until they find a third party who is more capable of posting lockbox payments timely and correctly. Deposits are being done daily at their office now which will resolve many of the issues. Items dropped off at the clubhouse will be deposited directly to your account rather than scanned to the lockbox so please continue to use that method.

Please re-direct all mailed payments to their office at 8290 - 28<sup>th</sup> Ct NE, Ste C, Lacey, WA 98516.

If you have any issues with your account and haven't gotten a response within 48-72 hours, please email our Manager Mike at [accounting@carlyonbeachhoa.com](mailto:accounting@carlyonbeachhoa.com) so he can follow-up with staff to resolve your issue.

## Marina Slips Monthly Payments

Monthly Payment options are available and just need a payment plan agreement form signed. To sign up-please email Michele at [accounting@vantagecommunities.net](mailto:accounting@vantagecommunities.net) so she can assist in reversing off the annual billing amount and apply the monthly payment option!



### **\*\*REMINDER\*\***

A member shall be in good standing only if the member has no delinquent account with the corporation. A member not in good standing shall forfeit the following privileges accorded to members in good standing: voting, applying for any permit, rental of a marina slip, reserved use of the clubhouse, candidacy for a board position, appointment to a board positions, recognition to speak at a board meeting or either a general or special meeting of the membership.

## Carlyon Beach Merchandise

Our dedicated community events group is still selling t-shirts, sweatshirts, and the Carlyon Beach Cookbook.



In addition to adult unisex sizing, t-shirts are now available in child sizes medium and large.

T-shirts \$25 each  
Sweatshirts \$35 each

Cookbooks \$15 each



Proceeds from merchandise sales funds the different activities and parks equipment provided for the community.

Buy your Carlyon Beach merch at any of our upcoming events, at the office or reach out directly to Marcia Rugg (206-200-5536) for more information.

## New Committee - Governance

Big changes are coming to HOA rules, with new state requirements rolling out in 2026 and 2028 to get ahead of these updates, we're forming our Governance Committee – a small group of neighbors who will work with our legal experts to review our current covenants, draft updates, and get them ready for a community vote.

Our first meeting is September 9<sup>th</sup> at 6pm at the Clubhouse, and everyone's welcome to drop in, ask questions, and share their ideas. This is a chance to help shape the rules that keep our neighborhood running smoothly!





## COMMUNITY CHILI COOK OFF!!

**SATURDAY, OCTOBER 18<sup>th</sup> @ 3PM**

**ALL ARE WELCOME! THE EVENTS COMMITTEE IS AGAIN SPONSORING A CHILI COOK OFF FOR ALL TO TASTE AND JUDGE!!**

**BRING YOUR FAVORITE CHILI AND BE PART OF THE FUN. THE TOP 3 WINNERS CAN WIN GREAT PRIZES!!! IT IS A FREE CHILI FEED FOR THE COMMUNITY SO PLEASE STOP BY AND PARTICIPATE!**



### Fun, Free Exercise Class

On Tuesdays and Thursdays, Lisa Krupp, a certified group fitness instructor, leads free exercise groups. The 10:00 group meets in the Wanigan until the weather turns too cold. The one-hour session includes some cardio but mostly focuses on strength training with weights and resistance bands and some other fun stuff. There is a seated exercise group at 11:15 in the clubhouse. This 45-minute session is designed for less mobile people or people who just want a slower paced exercise experience. This group still incorporates strength training and some cardio and stretching. There is fun music and great camaraderie in both groups. You are welcome to join us. You don't need to bring anything except perhaps water. Equipment is provided.



**Stay connected! Sign up for e-mails and text messaging.**



**E-mails:** (Scan the QR code to the left)  
CBHA sends e-mails for a number of non-emergency reasons. Announcements, board meeting agendas, and important updates about community spaces are all shared via e-mail.



**Text Messages:** (Scan the QR code to the right)  
CBHA sends text messages for critical community updates. Is there a water shut off? How about paving? Last minute safety alert? Get these updates straight to your phone.



## Calling all Carlyon Beach Artisans and Crafts

Our Carlyon Beach annual Holiday Craft Fair and Bake Sale is just around the corner and will be held November 1, 2025, from 9 to 3. If you plan to participate, please get your application and fee into the office by September 8 to guarantee your place since tables go fast and they have first come basis. After that date, if not full, it will be open to outside the community vendors. Please indicate what your art or craft is and if you have a picture of your items, please include that or Facebook or other social media site (not required but appreciated to determine table placement) Applications will be in the office August 1<sup>st</sup> or call Colleen at 206-755-9367. All vendors who have called , emailed or texted me earlier in the summer, you are on the list and your table is reserved, but you need to get your applications and fee into the office to make sure your table is saved.

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### 2025 CARLYON BEACH ANNUAL HOLIDAY CRAFT FAIR AND BAKE SALE

SATURDAY, NOVEMBER 1 FROM 9 TO 3

SPONSORED BY CB EVENTS GROUP

NAME \_\_\_\_\_

ART/CRAFT \_\_\_\_\_

SOCIAL MEDIA \_\_\_\_\_

PHONE \_\_\_\_\_ EMAIL \_\_\_\_\_

TABLES: 6' \_\_\_\_\_ \$20 ( 6 still available)    8' \_\_full\_\_x\_\_ \$25 (All taken, none available, unless there is a cancellation.) – Please call Colleen - 206-755-9367 to check availability for all tables

CARD TABLE \_\_\_\_\_ \$15 (2 available)

All tables will be allocated on a first come first serve basis. Those vendors who have already contacted Colleen and have not filled out the form or paid please do so to keep your table. All vendors are responsible for their own sales tax.

If you have a question, please call Colleen Weston at 206-755-9367 or email [dragonfly@jonav.net](mailto:dragonfly@jonav.net)

# September at CBHA 2025

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
	<b>1</b> <b>Busy Hands Crafters 10-3 PM</b>	<b>2</b> <b>Exercise 10:00 – 12:00 PM</b>	<b>3</b> <b>Koffee Klatch 12:30-2:30 PM</b>	<b>4</b> <b>Exercise 10:00 – 12:00 PM</b>	<b>5</b> <b>Architecture Cmty 10:00 AM</b>	<b>6</b>
<b>7</b>	<b>8</b> <b>Busy Hands Crafters 10-3 PM</b>	<b>9</b> <b>Exercise 10:00 – 12:00 PM</b> <b>Events Cmty 1 PM</b> <b>Gov Cmty 6PM</b>	<b>10</b> <b>Marina Cmty 6PM</b>	<b>11</b> <b>Exercise 10:00 – 12:00 PM</b> <b>Parks Cmty 6 PM</b>	<b>12</b>	<b>13</b> <b>Clubhouse Rsvd.</b>
<b>14</b>	<b>15</b> <b>Busy Hands Crafters 10-3 PM</b>	<b>16</b> <b>Exercise 10:00 – 12:00 PM</b>  <b>Board Workshop 6 PM</b>	<b>17</b>	<b>18</b> <b>Exercise 10:00-12 PM</b> <b>Library 1-2 PM</b>	<b>19</b>	<b>20</b>
<b>21</b>	<b>22</b> <b>Busy Hands Crafters 10-3 PM</b>	<b>23</b> <b>Exercise 10-12:00PM</b>  <b>Board Meeting 6 PM</b>	<b>24</b> Crafters Group 1-4PM  Employee Luncheon	<b>25</b> <b>Exercise 10:00 – 12:00 PM</b>	<b>26</b>	<b>27</b>
<b>28</b>	<b>29</b> <b>Busy Hands Crafters 10-3 PM</b>	<b>30</b> <b>Exercise 10:00-12:00 PM</b>				

## Notes:

Exercise Tues & Thurs, 10:00 AM – 11:00 AM and Seated Exercise 11:15 AM – 12:00PM