



Ponderosa Pines Property Owners Association  
Regular Board of Directors Meeting Minutes  
October 26, 2023, Living Water Church

Chairman Jeremy Martineau called the Regular Board of Directors meeting to order at 6:16 pm. Directors present: David Trachsel (*Secretary*), Alan Henne, Kent Dollarhyde, and Jeremy Martineau. A quorum was met. Members in attendance: approximately 10.

### Minutes

- PPPOA Regular Meeting Minutes 09-28-2023

Jeremy Martineau asked if there were corrections to the minutes. There were no corrections; the minutes were accepted.

### Treasurers Report:

The board agreed to accept the September 30, 2023, Financial Report.

|                               |                     |                             |                   |
|-------------------------------|---------------------|-----------------------------|-------------------|
| Mid Oregon CU Share           | \$5.00              | <b>Accounts Receivable</b>  | \$8,433.35        |
| Mid Oregon CU MM Reserve 9969 | \$134,768.76        |                             |                   |
| US Bank MM Reserve 8389       | \$208,204.21        | <b>Expenses</b>             |                   |
| WaFd Checking Operations      | \$122,205.87        | Operating Expenses          | \$3,286.87        |
| WaFd MM Reserves              | \$70,841.22         | Reserve Expenses            | \$0.00            |
| Petty Cash                    | \$200.00            | Special Assessment Expenses | \$4,942.71        |
| <b>Total</b>                  | <b>\$536,225.06</b> | <b>Total Expenses</b>       | <b>\$8,229.58</b> |

Larry Merrill presented the budget committee recommendations. An additional budget meeting will be held on Wednesday November 2<sup>nd</sup> to discuss the reserve assessment.

### New Business

- Bank Signers

David Trachsel made a motion to add Alan Henne as a signer to the following bank accounts with a second from Jeremy Martineau. The vote was unanimous.

- Mid Oregon Credit Union MM account
- Mid Oregon Credit Union Grant account
- US Bank money market reserve account
- WaFd Bank money market reserve account
- WaFd Bank checking account

David Trachsel made a motion to rescind PPPOA Resolution #05-22-23 Member Treatment of Roads with a second from Jeremy. The vote was unanimous.

David Trachsel made a motion to accept PPPOA Resolution #10-19-2023 Member Treatment of Roads with a second from Jeremy Martineau. The vote was unanimous.

David Trachsel made a motion to rescind Document Control Procedure/Board Procedure BP001 Rev P5 approved April 27, 2023, with a second from Jeremy Martineau. Tabled after discussion.

David Trachsel made a motion to apply for a credit card from WaFd bank with a second from Jeremy Martineau. The vote was unanimous.



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**Roads**

Discussion of Snowplow repairs. One of the pins holding a hydraulic ram was found to be broken and was replaced.

**Commons**

Brad Covington gave the commons report. Discussion about arrival of the chipper being on the news and the work progressing on Ponderosa Way for trimming trees up to 14 feet. Also discussed getting a plan for chipper days.

**Executive Session**

- Violations
- Personnel

Recessed at 7:37 for the executive session.

Executive session ended at 8:25

The regular meeting was reconvened at 8:26

The meeting was adjourned at 8:26 pm.

*Reminder – The next Regular Board of Directors Meeting is November 16, 2023, at 6:00 pm.*

Respectfully submitted,

David Trachsel  
PPPOA Secretary