

Deline Homeowners Association Meeting Minutes – July 15th, 2025

Attendance

- Board Members & Officers: Amber Anderson – President, Jill Hoyt – Vice President, Mary Keller – Secretary, Ruth Eschenauer – Member
- Homeowners: None

Meeting Called to Order

- 7:01 PM PDT

Minutes

- The minutes from the June meeting were reviewed. A motion to approve the minutes was made by Amber and seconded by Jill.

RV Lot

- No updates: the RV lot is full with 2 on the waitlist
- Steve met with Ryan Hoyt to discuss what steps to take before moving forward with the RV lot driveway project. The best course of action is to schedule a mediation meeting with the homeowners that own the trees. The board will need to document the driveway and the damage that is being caused by the tree roots as well as pay an arborist to get an official report about the damage the roots are causing as well as the possible effects of removing the roots during the driveway replacement. Amber will also reach out to the HOA insurance to see if they can cover any of the damage that has been caused as well as discuss potential liabilities down the road. If they will not cover the costs of an arborist, the board authorized Steve acquire 2 official arborist reports. Steve will also take pictures of the trees and damage to the driveway and send them to Mary. After that, the board will reach out to the homeowner again to discuss the issues and suggest mitigation.

Treasurer's Report

- Jon was not present; Mary gave a brief update.
- 76 payments have been received and 70 are still outstanding. A couple of mailings were returned. All but one of those homeowners were contacted. One has moved without leaving a forwarding address. Mary has reached out to the realtor covering the sale of that property to alert them of the situation with the dues.

Open Items Discussed

- Communications: Mary and Amber met and contacted the company again. They are waiting to hear back. If the company cannot do the sandwich boards, the frames can be purchased from Amazon and the inserts can be printed at Office Depot.

- Upcoming Events: After talking with a few homeowners as well as the Cross Creek board, the board decided not to hold another garage sale. Instead, there will be a Chalk Art in the Park event on July 19th. National Night Out is August 5th. The HOA has been registered with WCSO and the bounce house has been ordered.
- Greenspace: No Update
- New Homeowners: None

New Items Discussed

- Change Applications: None:
- Open Discussion: None

Meeting Adjourned

- 7:59 PM PDT – Motion to adjourn was made by Amber and seconded by Jill.