

Deline Homeowners Association Meeting Minutes – June 25th, 2024

Attendance

- Board Members & Officers: Amber Anderson – President, Mary Keller – Secretary, Rachael Osmon – Member, Jon Keller – Treasurer
- Homeowners: Laurie Hannula

Meeting Called to Order

- 7:01 PM PDT

Board Member Elections

- Amber Anderson was nominated by Mary Keller to serve as President; the motion was approved 2 – 0.
- Mary Keller was nominated by Amber Anderson to serve as Secretary; the motion was approved 2 – 0.

Minutes

- The minutes from the April meeting were reviewed. Rachael asked for a few wording and typo corrections which were made. A motion to approve the minutes was made by Rachael and seconded by Amber.
- The minutes from the May meeting were reviewed. A motion to approve the minutes was made by Rachael and seconded by Amber.
- The draft of the minutes from the Annual meeting were reviewed and approved by Amber. They will be posted on the website with a draft watermark until they are approved at the next annual meeting.

RV Lot

- The RV lot is full and there are 2 on the wait list.
- The board needs to discuss possible changes to lot security and the repaving of the driveway more in depth with Steve.

Treasurer's Report

- The Hoyt lot was paid in full for the 2023-2024 year as well as the upcoming 2024-2025 year. The lien will need to be removed from the property.
- Reconciliation reports were not ready; they will be uploaded to the drive when they are ready.
- With the HAF payment that was received, all of the lots are now paid through June 30th, 2024. 40 payments have been received for the 2024-2025 fiscal year.

Open Items Discussed

- Upcoming Events: National night out will be held the first Monday in August and will be a potluck. The board decided to rent the bounce house again. The board also discussed doing a

chalk art in the park event Monday, June 15th from 6-7pm and holding an ice cream social Labor Day weekend.

- Greenspace: The landscaping crew has been doing a much better job with maintenance of late. There are no updates regarding the improvement project.
- New Homeowners: 3 new homeowners have moved in since February and have been added to the list. Amber and Mary will resume visits in July.
- Lot 260 Construction Update: The homeowners have been working on the remaining exterior parts that need to be completed; the posts have been replaced and the soffit has been added on the front porch.

New Items Discussed

- Change Applications:
 - Lot 250 submitted an application for the addition of a shed to replace one that was previously removed. The board approved 3/0.
 - The board reviewed the applications for lot 391 for a replacement of a shed and addition of solar panels that were initially submitted in February but more information was needed. The solar panel application was discussed, specifically the placement of the panels and no adjustments were needed; no approval was needed, as the board cannot disallow solar panel additions. The shed application was discussed and approved 3/0 pending the homeowners providing the color that the shed will be painted.
- Open Discussion:
 - Mary mentioned that there are a group of what appear to be youths riding pocket motorbikes through the HOA including down the sidewalks near the park and by the school. Several neighbors have also brought up concerns regarding this. This behavior is not allowed and homeowners are encouraged to call the non-emergency line when these individuals or any other suspicious or dangerous behavior.
 - A homeowner asked about the condition of the Deline HOA sign that is on the corner of 209th and Deline. They mentioned that the post caps have been falling off and an attached sign that warned about vehicles leaving driveways has been removed. The board will evaluate the sign to see what needs to be done.

Meeting Adjourned

- 7:44 PM PDT – Motion to adjourn was made by Amber and seconded by Rachael.