

## Deline Homeowners Association Meeting Minutes – October 18th, 2022

### Attendance

- Board Members & Officers: Amber Anderson – President, Mary Keller – Secretary, Rachael Osmon, Erica Garcia – Members, Jon Keller – Treasurer
- Homeowners: None

### Meeting Called to Order

- 7:04 PM PDT Hybrid meeting hosted by Patti and Mary

### Minutes

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

### RV Lot

- The RV lot is full; two on the waitlist. Big shout out to Earl Nichols for repairing the barbed wire for free.

### Treasurer's Report

- Jon is manually maintaining the budget in Excel using data exported from Quickbooks.
- The new software is not adding the interest automatically; Jon needs to go through and add the interest manually to the statements before he can send out past due statements.
- Rachael asked Jon to send a copy of the reports to the board every month. Jon said he will create a drive folder with restricted access for the board members that will have these documents.
- The new mowers for the RV LOT are now set up to receive auto-payments directly from the bank.

### Agenda Items Discussed

- Greenspace Project: The fall planting event will be happening on November 5<sup>th</sup>. Flyers are going around; they would like home owners to RSVP if possible. Peggy will be passing them out along with a survey.
- Website: The website has been updated. It is currently set up to redirect from the Deline HOA domain to redirect to the Deline HOA go daddy site domain. It costs \$10/month for the website be available directly at the Deline HOA domain. The board voted 4/0 to spend the \$10/month to have the website linked to the Deline HOA domain.
- Upcoming Events:
  - The HOA will be doing the Halloween decoration contest again this fall. 3 winners will be selected at the November board meeting.
  - The fall 5k fun run with Cross Creek will be held October 29<sup>th</sup> from 1-3pm. Flyers will be going up and participants will be required to sign liability waivers.

- Lot 308: No updates. Amber asked for suggestions. They are now have cars delivered, which is blocking the road. Unfortunately, there are not any direct CC&R violations; continuing to work with county code enforcement will be the best option. Rachael will follow up the code enforcement and Amber will reach out to environmental code enforcement. The board is encouraging homeowners with concerns about this lot to reach out to the county directly.
- Lot 260: The siding is almost complete on the back side. Once that is done, they will be moving forward with the siding on the front of the house. The new rock façade for the front of the house has arrived. The plumbing permit has been approved and once the rough inspection is done, the sheetrock on the inside will be able to be finished. A formal complaint was received, regarding the length of the project and the materials in the front yard. Amber reiterated that the owners have been giving project updates at the monthly board meetings. Erica recommended adding the community resources information to the website.

### New Items Discussed

- New Homeowners: No new realtor requests have come in in several months. Mary needs to go through and update the list of new homeowners. Rachael will send Mary an updated homeowners list. Mary asked about when to get an updated newsletter out; the board decided to wait until next month. Amber suggested reaching out to see if anyone is willing to serve on a welcoming committee; Erica offered to serve on it.
- Community Projects: Amber would like to receive community feedback about a couple of projects for next year; bridges over the creek and a natural play area in the park. Amber would like to give homeowners notice of an open forum for these topics. The board decided to use the newsletter to alert homeowners to the open forum timeframe. These topics will be discussed at the meetings from December – February; homeowners who have interest or questions will be encouraged to provide feedback and attend the meetings during this time.
- Change Applications: none
- Open Discussion:
  - There will be a trunk or treat at Life Church; Amber wanted homeowners to be aware that there may be some parking issues.
  - Mary alerted the board that there was a individual sleeping in a parked truck for several nights over the past 2 weeks on the north 208<sup>th</sup> cul-de-sac. The owners of the white house (not in the HOA) put up No Parking sandwich boards to discourage this behavior.
  - Rachael suggested now that the website is up and running that the board reiterates that Facebook page is not an official vehicle for communicating with the board. This should be made known on Facebook, the website, and the newsletter.

### Meeting Adjourned

- 8:10 PM PDT – Motion to adjourn was made by Amber and seconded by Rachael.