

Deline Homeowners Association Meeting Minutes – November 15th, 2022

Attendance

- Board Members & Officers: Amber Anderson – President, Patti Schilasky – Vice President, Mary Keller – Secretary, Erica Garcia – Member, Jon Keller – Treasurer
- Homeowners: Bea Hansen, Jennie Giacomini

Meeting Called to Order

- 7:02 PM PDT Hybrid meeting hosted by Patti and Mary

Minutes

- The minutes from the October meeting were reviewed. A motion to approve the minutes was made by Erica and seconded by Amber.
- The minutes from the August meeting were reviewed. A motion to approve the minutes was made by Patti and seconded by Erica.

RV Lot

- No updates; the lot is still full.

Treasurer's Report

- There are still 19 lots with outstanding dues; Jon needs to send out reminders.
- Quickbooks has started charging \$30/month instead of \$15; Jon will follow up with them to find out why.
- The P.O. Box rental has increased from \$118 to \$182, which was unexpected. Everything else in the reconciliation.

Agenda Items Discussed

- Greenspace Project: The fall planting event was a success. There is still some planting and spraying that will happen this fall and another project will happen in the spring. This board discussed when to have an open input period for HOA sponsored improvements to the greenspace, which would be held at the monthly meetings between December and February. This will be announced in the newsletter and with a flyer attached to it as well. Projects to potentially include addition of bridges, natural play area, and a covered area for gatherings as well as the resurfacing of the tennis court.
- Website: The board discussed and agreed to add a Greenspace Improvement page to the website with FAQs and other information. They are also encouraging homeowners to submit pictures to upload to the website.
- Halloween Decoration Contest Winners: The board discussed the winners for the Halloween decoration contest and selected lots 291, 339, and 384 as the winners. Winners for the Christmas decoration contest will be discussed at the January meeting.

- Fine Schedule: The board readdressed the changes needed for the fine schedule. Mary said that she and Rachael had reviewed it and identified the issues. The edits still need to be made and a new homeowner meeting will need to be called in order to vote on it again.
- Lot 308: No updates.
- Lot 260: There is one more piece of trim on the back to do before the siding is complete on the back side. Once that is done, they will be moving forward with the siding on the front of the house. They have submitted the change application for the rock for the front of the house. The plumbing and mechanical inspection is tomorrow and once that is done, the sheetrock inside can go up. Amber informed the board that a couple of homeowners have reached out to the board with concerns regarding the length of the project.

New Items Discussed

- New Homeowners: Mary has yet to receive an updated homeowner list from the county. She will update the new homeowner list and divide up assignments for the board to hand out.
- Change Applications:
 - Lot 260: A change application was submitted for the new rock facade, which was approved 3/0. The owner did mention that due to this being a specialized installation, it may take some time.
- Open Discussion:
 - A homeowner asked about adding a clause in the CC&Rs regarding timelines for change applications and fines for homeowners going over schedule. Amber pointed out that changing the CC&Rs requires a 75% vote of all homeowners; this is a change that can be considered with other proposed changes that will be addressed in the future.
 - Mary asked if there was anything that needed to be added to the newsletter specifically other than upcoming events, greenspace update, and website update and the proper methods for disseminating information and contacting the board.
 - Due to the Christmas holiday, the December meeting to me moved to the 2nd Tuesday and will be in person only. It will be held at Amber's house and will begin with a social at 6:30pm, which the meeting starting as usual at 7pm.

Meeting Adjourned

- 7:40 PM PDT – Motion to adjourn was made by Amber and seconded by Erica.