

Deline Homeowners Association
Meeting Minutes
February 12, 2013

ATTENDANCE: Damon and June Heer, Peggy Franco, Steve Schlangen, Dan Hoag, and Marcia Kauffman.

MEETING WAS CALLED TO ORDER at 7 p.m.

LAST MONTH'S MINUTES: The minutes for December 2012 were approve -- a motion to approve was made by Damon seconded by Dan, unanimously approved. Since there was not a forum for January 2013, there are no minutes.

TREASURER'S REPORT: June handed out Income/Expense sheets. 139 homes have paid dues, 3 have liens against them, and 1 home is vacant (lot #329) so probably will not receive any dues.

RV LOT: No report.

NEW BUSINESS:

LOT #330: Is selling his home and wants the language out of the bylaws on the leasing of property from HOA for \$10 a year. Damon will find this and give to relator.

LOT 311: House sold: The guy who bought it has his two sons living in it. This is the house next to Damon and June.

20435 SW Westside: Marcia passed out e-mail from Dimeo. Due to error in lease, the eviction process will take longer than planned – eviction date is March 31.

Wise Property: Certified mail came back, but not regular mail so we believe Nancy saw the bill (for yard work completed awhile ago). Next step is to sue her to pay the lien (over \$2,000).

PGE: The light by the Park was fixed.

Annual Meeting: Board needs to agree on date – May 14, 2013, at the church.

Next Meeting will be March 12, 2013. If Judy Barney comes, we will celebrate her dedicated service to the board. This will be her last meeting as she is moving. Judy, you will be missed!

MEETING ADJOURNED at 7:25 p.m. Motion by Peggy, seconded by Damon and unanimously approved by the board.



Re: Westside Dr.
rockcntr to: Marcia_Kauffman

02/04/2013 12:23 PM

From: <rockcntr@comcast.net>
To: <Marcia_Kauffman@orp.uscourts.gov>
Please respond to <rockcntr@comcast.net>

History: This message has been forwarded.

	rockcntr	Westside Dr.	10/29/20
	Marcia Kauffman	<i>Thank you for taking care of Brandy. And yes, I know about the other</i>	
	Marcia Kauffman	<i>I and the board were wondering what progress have you made with Br</i>	
	Marcia Kauffman	<i>Just wondering how Brandy was coming along in getting moved out? I</i>	
	rockcntr	<i>As I had suspected, the professional dead beats know the law ve</i>	

As I had suspected, the professional dead beats know the law very well. We had made one mistake in our paper work and we had to start over. We hired an attorney to make sure everything goes per law. It will be in March before we can be rid of her.

Thanks,
Vern

-----Original Message-----

From: Marcia_Kauffman@orp.uscourts.gov
Sent: Monday, February 04, 2013 11:21 AM
To: rockcntr@comcast.net
Subject: Re: Westside Dr.

Just wondering how Brandy was coming along in getting moved out? I don't see that much has been moved from her driveway and side of house.

Marcia L. Kauffman
Marcia_Kauffman@orp.uscourts.gov
Marcia_Speed@orp.uscourts.gov
Administrative Support Clerk Supervisor
U.S. Probation / District of Oregon
Work: 503-326-8643
Cell: 503-381-5973

Income/Expense by Category

4/12/2013

7/1/2012 through 2/28/2013

Category	7/1/2012-7/31/2012	8/1/2012-8/31/2012	9/1/2012-9/30/2012	10/1/2012-10/31/2012	11/1/2012-11/30/2012	12/1/2012-12/31/2012
INCOME						
Home Owners Dues	7,875.00	0.00	1,200.00	150.00	0.00	450.00
Interest Inc	0.17	0.17	0.17	0.17	0.17	0.17
Interest On Dues	202.40	0.00	164.96	0.00	0.00	166.99
Land Lease	30.00	0.00	0.00	0.00	0.00	0.00
Previous Years Dues	150.00	0.00	150.00	0.00	0.00	140.00
R.V Lot Rental	950.00	0.00	0.00	0.00	0.00	0.00
TOTAL INCOME	9,207.57	0.17	1,515.13	150.17	0.17	757.16
EXPENSES						
Donations	0.00	0.00	-7.57	0.00	0.00	0.00
Bank Charge	38.00	3.00	3.00	10.00	0.00	0.00
Event Planning	0.00	0.00	0.00	32.56	0.00	0.00
Gas & Electric	37.13	37.15	37.15	37.15	37.15	37.15
Insurance	1,211.00	0.00	0.00	0.00	0.00	0.00
Legal Fees	0.00	0.00	-150.00	0.00	0.00	0.00
Lien Fees	-150.00	0.00	-25.00	0.00	0.00	0.00
Misc	0.00	0.00	0.00	1,305.00	0.00	870.00
Mowing	0.00	435.00	0.00	0.00	27.41	121.52
Office Supplies	22.80	0.00	0.00	0.00	0.00	0.00
Postage	0.00	76.00	0.00	0.00	0.00	0.00
Property Maintenance	0.00	31.17	20.00	115.82	0.00	4.99
RV Lot Maintenance	0.00	0.00	21.97	0.00	0.00	16.30
Tax	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL EXPENSES	1,158.93	582.32	-100.45	1,500.53	64.56	1,117.46
OVERALL TOTAL	8,048.64	-582.15	1,615.58	-1,350.36	-64.39	-360.30

Income/Expense by Category

7/1/2012 through 2/28/2013

4/12/2013

Category

1/1/2013- 2/1/2013- OVERALL
1/31/2013 2/28/2013 TOTAL

INCOME

Home Owners Dues	300.00	150.00	10,125.00
Interest Inc	0.00	0.00	1.02
Interest On Dues	69.20	54.00	657.55
Land Lease	0.00	0.00	30.00
Previous Years Dues	150.00	0.00	450.00
R/V Lot Rental	0.00	0.00	1,090.00
TOTAL INCOME	519.20	204.00	12,353.57

EXPENSES

Donations	-51.00	0.00	-58.57
Bank Charge	0.00	0.00	54.00
Event Planning	0.00	0.00	32.56
Gas & Electric	37.15	37.07	297.10
Insurance	0.00	0.00	1,211.00
Legal Fees	0.00	0.00	67.50
Lien Fees	-75.00	0.00	-375.00
Misc	0.00	0.00	-25.00
Mowing	0.00	870.00	3,480.00
Office Supplies	0.00	0.00	171.73
Postage	12.85	0.00	88.85
Property Maintenance	0.00	69.63	236.62
RV Lot Maintenance	0.00	0.00	26.96
Tax	0.00	0.00	16.30
TOTAL EXPENSES	-76.00	976.70	5,224.05

OVERALL TOTAL **595.20** **-772.70** **7,129.52**