

Deline Homeowners Association
Meeting Minutes --February 10, 2015

ATTENDANCE: Neal Curtis, Amanda Keister (#254), Carol Baughman (#266), Don and Thelma, Violet Munger, Damon and June Heer, and Marcia Kauffman. The meeting was at Neal's home.

MEETING called to order at 7:05 p.m.

MINUTES: The minutes of January 13, 2015, were reviewed - a motion to approve the minutes was made by Thelma, seconded by Neal, and unanimously approved by the board.

TREASURER'S REPORT: June passed out a report (attached to January 13, 2015 minutes). There is \$8,965 in the RV lot account and spent \$7,034 for resurfacing last year. A motion to approve this report was made by Damon, seconded by Violet, and unanimously approved by the board.

UPDATED BUSINESS:

HOA SIGNS: The signs were painted by Jireh Painting LLC for \$300. The board is not satisfied with the painting, particularly the colors chosen. The name of the HOA blends in with the background. Marcia will call Jireh Painting and let him know that the board is requesting some different colors for the sign to make it brighter.

UPDATE: Marcia called and set up an appointment to meet with him and Peggy. We picked new colors and as of February 28, 2015, the signs were repainted and Jireh was paid \$300 plus \$40 more for additional paint.)

RV LOT: The big RV in the lot has expired tags -- Don will contact the owner and remind him of the rules that vehicles in the lot need to have current tags and taken out at least once and year (this way we make sure they are workable RVs).

NEWSLETTER: Next newsletter needs to go out in April. Topics for newsletter: sidewalks, spring-cleaning contest, lost and found (pocketknife found), vehicle break-ins, annual meeting, and HOA Questionnaire. Marlys will ask Amy Donaldson if she is willing to format and type it again.

GREENWAY: Marcia checked prices for swings -- \$78 covers a new seat and covered chains to hold the swings. Marcia will bring quotes next month and the board will vote on the purchasing of the swings.

GRAFFITI: There is graffiti on the fence going down to the Greenway off Westside. Amanda will get permission from the owner to paint over the graffiti.

CHICKENS in Lot 265 (Kelly Feltus) Marcia updated the board that the Feltus' will have the new chicken coop completed by the end of February and will then build the greenhouse. Showed the board the letter written to the Feltus' letting them know the chickens can stay and that the board approved the building of the greenhouse and the shed

CHICKENS on Lot 384 (Brooks and Heather Karey). The chickens are still there. June will send them another letter stating that the chickens have to be gone immediately since they did not comply with the first notice to have them gone by December 31, 2014.

WELCOME COMMITTEE: There is a new homeowner for the welcome committee to visit. Violet and Marlys will go once Marlys is back from vacation.

CAR BREAK-INS / Any other crimes. Damon encouraged everyone that if they see anything suspicious to call the non-emergency number for Washington County Sheriff's Department (503-629-0111).

MARSHA NAKAYAMA: June will send Marsha a letter reminding her that the front of the house has to be presentable. She is collecting lot of "things" around the front yard.

NEW BUSINESS

WISE HOUSE (Lot 308): Weeds are coming up again. The board will contact Happy Mowers to take care of yard once the weather gets better. The bill will be charged to Nancy.

GOFERS: Violet said she has gofers in her yard. She will talk to Aloha Feed to find out how to get rid of them. They are also in the neighbor's yard behind her.

ANNUAL MEETING FOR HOA: The date for the annual meeting is May 5, 2015. We still need to find a place to hold the meeting.

MEETING ADJOURNED at 8 p.m. A motion was made by Neal to adjourn, seconded by Thelma and unanimously approved by the board. **Meeting next month will be March 10, 2015, at Marlys' home.**

Income/Expense by Category

7/1/2014 through 6/30/2015

2/10/2015

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Category	7/1/2014- 6/30/2015
INCOME	
Home Owners Dues	9,725.00
Interest Inc	1.20
Interest On Dues	262.70
Land Lease	50.00
Previous Years Dues	300.00
R.V Lot Rental	1,450.00
TOTAL INCOME	11,788.90
EXPENSES	
Advertising	56.40
Coporate Fee	50.00
Insurance	1,213.00
Lien Fees	-54.15
Mowing	3,045.00
Office Supplies	12.00
P.O. Box Rental	101.00
Property Maintenance	1,356.14
RV Lot Maintenance	300.00
Secretary Fees	300.00
Tax	35.54
Treasurer Fees	300.00
Utilities	267.02
Welcome Committee	13.98
TOTAL EXPENSES	6,995.93
OVERALL TOTAL	4,792.97