

Deline Homeowners Association  
Meeting Minutes --June 14, 2016

**ATTENDANCE:** Andrea Goo, George and Maggi Starkey, Shannon Feltus, Steve and Maria Schlangen, Peggy Franco, Larry and Carol Baughman and Marcia Kauffman.

**MEETING called to order at 7 p.m.** It was at Andrea's home.

**MINUTES:** The minutes for May 10, 2106, were reviewed. A motion was made by George to approve the minutes, seconded by Shannon, and unanimously approved by the board.

**TREASURER'S REPORT:** Andrea handed out the budget (attached to June's minutes). There are 15 homes that have not paid dues yet and new bills are going out for dues 2016/2017 next month. There are three permanent liens. The Turners bill is \$2,500. Andrea talked to him and he is willing to pay it off in 6 months. He gave her a check for \$147, but Andrea will not cash it until Mr. Turner signs a contract to repay the total amount. Andrea says there is money in savings to cover mailboxes. The rest will come from the special assessment fee, which will be included with the annual dues bill. A motion was made by George to approve the minutes, seconded by Shannon and unanimously approved by the board.

**CURRENT ITEMS TO DISCUSS**

**GREENWAY:** The signs on both sides of Deline have been fixed -- thanks George! The benches and picnic tables have been sanded and repainted, and sand has been put under the swings -- thanks for all the help! George submitted bills to Andrea for supplies.

**MAILBOXES:** Amanda will start the process to purchase the new mailboxes. A motion was made by Shannon to approve the go-ahead of this purchase, seconded by Maggi, and unanimously approved by the board.

**RV LOT:** The RV lot is to be cleaned up on June 20. A letter will be sent to Steve Rhodes to tag his RV even though it is not in the lot. It is currently in his driveway.

**LOT #255 -- On 208<sup>th</sup> Court:** There have been up to 16 cars at this residence. Shannon wrote a letter telling them to remove the cars, clean up the property, including washers and dryers, high chairs, and other stuff that is around the house. It is frustrating for homeowners around them, as they have not seen much change.

**LOT #368 -- Dimeo's Rental on Westside.** This renter continues to violate the agreement with the HOA by not cleaning up all the vehicles by May 31, 2016. According to Dimeo, he is going to evict them, but as of June, they are still there. HOA talked about fining Dimeo for violations. The board needs to decide if we are fining Dimeo and if so, how much.

**CHICKENS: LOT #384** (Kerry Brooks) A letter was sent to them inquiring the status of the chickens. No reply. Peggy thinks the chickens may be gone, as she has not heard them.

**LOT #304 --BOITZ:** Happy Mowers cleaned up the property and submitted a bill for \$900. The HOA will send her a bill. This amount will be added to lien if she does not pay bill.

**LOT #308 -- WISE:** Violet will call Washington County to find out if they will come look at the house. We are hoping it will be condemned or declared a hazard.

**LOT #360 -- Marsha Nakayama:** This house is vacant and no one has touched it for a while.

**LOT #283 -- ENDICOTT:** A letter was sent to him to clean up property -- no update.

**CONSTRUCTION on 198<sup>th</sup>:** There are three plans, yet to be determined / commence 2018/2019.

**WASHINGTON COUNTY SPEED BUMP UPDATE:** Maggi reported she got a radar detector to record the speed of vehicles along Deline and the Greenway. She has to sit in a vehicle and manually record the license numbers and speeds the vehicles are going. She can also take pictures of vehicle. Shannon has volunteered to assist her with this.

**LOT #385 -- Amber Anderson** submitted a request to put up storage shed and approved by the board.

**LOST BUNNIES:** Starkey's have adopted one of the bunnies on 208<sup>th</sup> Ct, but are there babies?

#### **NEW BUSINESS**

**LOT #266 -- Larry and Carol Baughman:** They received a certified letter from their neighbor (Feltus) and they were upset about it. The HOA does not want to be involved in disputes between neighbors, but George volunteered to be a mediator. Will meet at New Life Church to discuss.

Baughmans submitted a request to cut down some trees and approved by the board. The request will be put in their file.

**Lot #268 -- Elise Bruch:** (On 208<sup>th</sup> Court) They are trimming trees that belong to the old farmhouse. The owners of farmhouse were notified and they have not given permission for anyone to cut or trim their trees. Bruch also put notes on people's vehicles telling them they cannot park on this part of 208<sup>th</sup>. Shannon will write them a letter letting them know they cannot do this.

**GARAGE SALE -- SET FOR JULY 8-9, 2016:** Marcia will put ads in "The Oregonian" and "Hillsboro Argus" along with Craig's List and signs. The HOA will have a Bar-b-que at the Greenway after sale. This information will be in the newsletter and on the website.

**MEETING ADJOURNED** at 8 p.m. Motion to adjourn was made by Maria, seconded by Shannon, and unanimously approved by the board. Meeting next month June 14, 2016, at George and Maggi's home.

Unpaid Dues for 7-1-2015 to 6-30-2016

1. Irene Silver, Lot 251
2. Kelly and Shannon Feltus, Lot 265
3. Larry and Carol Baughman, Lot 266
4. Sally and Remy DePlanche, Lot 293
5. Mathew McCredie, Lot 298
6. Drew Miller, Lot 306
7. Dale Hollibaugh, Lot 310
8. Jill and Ryan Hoyt, Lot 325
9. Ron and Elizabeth Moreno, Lot 332
10. Thomas French, Lot 343
11. Roy and Marsha Nakayama, Lot 360
12. Rebecca Prentice, Lot 367
13. Johnathan Pottmeyer, Lot 369

14. Nakooka lot 302, Lien
15. Wise Lot 308, Lien
16. Turner Lot 320, Lien

*2 years*

*- pd - asked for receipt*

*- pd / asked for receipt on there*

*- 2 yrs*

*- 2 yrs foreclosure*