

Oregon Water Wonderland II POA board meeting minutes
Saturday, January 18, 2020, 10:00 am.
17491 Killdeer Drive, Sunriver, OR

Date and Time: An open meeting of the board of directors for the Oregon Water Wonderland II Association was held on Saturday, January 18, 2020 at 10:00 am at 17491 Killdeer Drive, Sunriver, OR

Called to order: Meeting was called to order at 10:01 by Bob Scott, President.

Quorum: The following directors were present: Bob Scott, Gary Baton, Billie Cartwright, and John Cleveland. There were several homeowners in attendance. Jim Bemis and Heather Bennett represented MHCM. Quorum Established.

Minutes: The November 9, 2019 minutes were distributed to all directors.

- Motion to approve November 9, 2019 minutes was made by Gary Baton, second by Billie Cartwright, unanimous approval.

Committee Report: Marina committee not present

Unfinished Business:

Legal: Foreclosure legal matter has been closed, attorney invoice was less than \$500 and therefore does not require board approval.

New management company: The board asks homeowners present if there have been any transitional challenges with the new management company. The only concerns seem to be getting updated email addresses for the large number of OWWII members. Mile High will continue their efforts to gather data from homeowners to include sending info for online portal activation, including management contact info in meeting minutes, sending contact and portal information via USPS for all members without an email address on file, and sending text messages for meeting notices in addition to emailed notice.

Communications: Members request a bulletin board at mailboxes for community updates and meeting notice. Meetings will be held on the 3rd Saturday of every other month beginning in April, with the annual membership meeting the first Saturday in August. The community yahoo email account is full of spam and no longer productive. Mile high will facilitate an auto reply message to the yahoo account noting the email will only be active for six more months, and it will include the contact info for the new management company.

New Business:

Treasures report: given by Jim Bemis and Heather Bennett of Mile High Management. The POA is operating under budget. December's financial statements will reflect snow removal costs. Bank charges seem high but the POA has recently switched banks so this should no longer be a problem. Administrative cost is right on target. Reserve cost for asphalt repairs is necessary this summer.

Banking: Bank of America accounts have been closed due to poor service. Accounts now at Columbia Bank. POA could utilize higher interest-bearing accounts. Bob will consult CPA to ensure investment does not create high tax payment, or interfere with nonprofit status



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Snow Removal and Invoice approval:

- Motion to approve Vic Russel snow removal invoice by Billie Cartwright, seconded by Gary Baton, unanimously approved.

Board has investigated potential for snow gate. Due to several cons (slower process, ineffective in deep snow, vendor may not be willing) in utilizing a snow gate the board will wait to see how effective City of Bend's and Deschutes County snow gate is. With significant snowpack and very warm temps the next few days it could be necessary for an additional snow push.

- Motion to approve additional plow push by John Cleveland, seconded by Gary Baton, unanimously approved.

Concerns with snow removal at mailboxes present. Gary Baton will draft a call for community "block" volunteers to manage mailbox snow removal.

Next meeting date: Set for April 18, 2020 at 10:00am

Reserve Study: Tabled for now

Open Discussions:

Fuel reduction: Previous year fuel reduction was grant funded by the Forest service. There are several issues with the POA managing individual lot fuel reduction. It is a homeowner responsibility and should remain so.

Asphalt lift: There are some areas in the subdivision that need grading improvements due to asphalt layers. The board has included the addition of gravel in all new asphalt RFPs.

Speeding on Snow Goose: Ongoing speeding occurring on Snow Goose. Board met with the Sheriff's office to discuss concerns. Sheriff feedback includes the need for upgraded signs for enforcement, as well as explained there are only two deputies available for enforcement. The board previously discussed option for speedbumps but determine they are not effective in controlling speed, they are costly, they require ongoing maintenance, and they will likely be denied by the county. The community already had speedbumps and paid to have them removed as they were ineffective.

Adjourn: There being no other business, a motion was made by Bob Scott to adjourn the meeting at 12:03 pm.

Gary Baton

Secretary

February 13, 2020

Date:

Minutes Taken by: Heather Bennett, MHCM



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