

Oregon Water Wonderland II POA board meeting minutes
Saturday, September 17, 2022, 10:00 AM
Via Zoom video conference

DATE & TIME: An open meeting of the board of directors for the Oregon Water Wonderland II Association was held on Saturday, September 17, 2022, 10:00 AM, via Zoom.

CALLED TO ORDER: The meeting was called to order at 10:03 AM by Bob Scott, the Board President.

QUORUM: The following directors were present: Bob Scott, Gary Baton, Chance Jackson and Mishele Bay. There were 5 homeowners in attendance. Jim Bemis and Chad Carpenter represented MHCM. Quorum Established.

MINUTES: The August 06, 2022 meeting minutes were displayed for all attendees to view.

- A motion to approve the August 06, 2022 Board meeting minutes, as written, was made by Mishele Bay and seconded by Chance Jackson. Unanimous approval.

FINANCIAL REPORT: The August 31, 2022 financials were presented by Jim Bemis and discussed among the board of directors. As of August 31, 2022 the operating account had a balance of \$383,246.90 and the reserve account had a balance of \$197,072.69.

- A motion to accept the financial report for August 31, 2022 was made by Mishele Bay the motion was second by Gary Baton. Unanimous approval.

OLD BUSINESS:

Association Building- The Board is interested in pursuing a conditional use permit for the POA building. Gary Baton will work on putting together a preliminary “ask” of the County for a pre-application review - the kind of activities, meetings, etc. that would take place. It was suggested to look into the insurance requirements for increased use of the building.

Marina- It was reported that things went generally well at the Marina this summer. MH recommended looking into a new vendor for towing to see if there is a company closer to our area that could be more responsive. MH also reported that they are pursuing having a stretch of Snow Goose Rd declared an official “no parking” area. The cleanliness of the marina came up and the Board is not sure what can be done to help this issue.

Speeding/Speed Bumps- It was reported that the County is not likely to approve speed bumps. The Board asked MH to revisit the issue with Chris Doty at the County road dept. It was also reported that excessive speeding is thought to be an issue in the POA. The data received from the speed signs confirm that there is very little excessive speeding. The Board would like to renew the subscription service on the radar signs in order to access the data

- Gary Baton motioned to renew the subscription. Mishele Bay seconded the motion. Unanimous approval.

UNFINISHED BUSINESS:

Safety Hazards- The hazardous tree at the POA building has been removed. Bridge work has been completed by Eric Wyman Construction and the final bill came in about \$900 less than estimated. Wyman recommended that a structural engineer take a look at the bridge in order to ensure that additional work is not needed at this time. Currently, there are temporary bollards on a portion of the bridge until such time as a structural engineer does an evaluation. The Board would like to have a contractor (such as a tree service) cut back brush/vegetation throughout the POA beyond what MH maintenance staff has been able to complete.

- Chance Jackson motioned to hire a structural engineer and Mishele Bay seconded the motion. Unanimous approval.



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Mailboxes on Tholstrup- Chance Jackson have been trying to contact the Postmaster and has not been successful thus far but will continue to pursue it.

OWWII Website- It was reported that MH has reached out to Karen Druery to begin the process of designing a website.

NEW BUSINESS:

Future Community Improvements- MH High has been in the process of scheduling a couple different meetings. One with the Sewer District to discuss the issue last winter of a broken sewer line during snow removal and one with OWW1, OWW2, the Sewer and the Water Dists to discuss the larger issues pertaining to fire mitigation. It was suggested to see about the possibility of combining the meetings into one and to also invite Chief Supkis to participate on October 20, 2022 at 10am. Greater coordination between the various entities was discussed as they all move into future projects.

OPEN FORUM: The floor was open to homeowners to present any questions or concerns to the Board of Directors. One owner asked about the possibility of curbside recycling. It was suggested that individual owners contact Republic Services to ask about the possibility. Pertaining to the POA building use, it was suggested by one owner that there be a strict “no alcohol use” policy in place and to explore other possible similar possibilities..

NEXT MEETING: The next Board Meetings will be held 11/19/2022 and 1/21/ 2023 at 10am.

ADJOURN: There being no other business, a motion was made by Bob Scott to adjourn the meeting at 11:06AM.

Secretary

Date

Minutes recorded by: Chad Carpenter, MHCM



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