



February 8, 2024 Board Meeting Minutes

Meeting called to order at 7:00 pm

Board Members Present: Cody Meyer, Patrick Mowery, Molly Holmes, Missy Villa, and Tia Branstetter

Board Members Absent: Debi Cornell and Mackenzie Mast

Board Quorum: Yes

Approval of 2024 January minutes: Approved 1st Tia Branstetter / 2nd Patrick Mowery

Homeowner Attendance: 3

Homeowner Concerns/Comments:

- Creek & Landscaping issues-AARP Website Community challenge give out large Grants
- A Homeowner found a can of Old Spice deodorant on her doorstep.
- A fire extinguisher was vandalized and reported to police

PIPS:

- None

Unfinished Business:

- Budget FY25 / clean up
- Basketball fence posts need to be replaced: Waiting on bids
- Monthly financial: 2022 Taxes are filed
- Reserve Study: Tabled

New Business:

- Tree by tennis courts: Patrick removed it and the stump is left in.
- Pump Room: the water main leak is fixed but the sheetrock and insulation needs to be replaced, Need to get bids Working on this and will post this to website when finished

President: Cody Meyer

Send out letter to homeowners through mailing service, Checked pool chemicals, good

Vice President: Mackenzie Mast

None

Maintenance: Molly Holmes

4 vertical posts on basketball court and 3 top boards also cross beams may need replacement bid

for all is \$2900 Still waiting on a second bid. Worked on tree removal at tennis courts. It was removed so bid was canceled. Now working on getting a pump room wall replacement bid.

Treasurer: Missy Villa

February 2024 Treasurer's Report:

Balance Sheet as of February 7, 2024:

Checking: \$99,026.79

Savings: \$18,967.42

Reserve: \$24,570.76

Total: \$142,564.76

Expenses for January 12 - February 7 were: \$1,625

Some expenses in detail:

PGE - \$295

Payroll - \$25

Ionos (Email) - \$129

Quickbooks - \$153

NW Natural - \$124

Microsoft - \$8

Insurance - \$336

A&J Landscaping - \$1705

Barrier pest control - \$35

IRS - \$519

Intuit - \$153.00

Total outstanding dues/finance charges/RV lot/rental for this FY:

\$29,543

\$2,838 dues/fees/RV lot were paid in the last 30 days

Rec. Center/RV Lot: Debbie Cornell

Rec center: None RV lot: None

Property Standards: Patrick Mowery

Made a new notification letter and also follow up on property standards reminders to send out

Homeowner Comments:

Pickle ball courts would be a nice addition to our tennis courts.

Meeting Adjourned at 8:38pm: 1st Cody Meyer / 2nd Molly Holmes

Submitted by: Tia Branstetter Secretary

Next board meeting is scheduled 7pm on March 14th, 2024 at the Rec Center