

# ORENCO GARDENS HOMEOWNERS ASSOCIATION

## Board Meeting Minutes

### April 19<sup>th</sup>, 2007

#### **Board Member Roll Call**

Janine Sisk, *President*  
Greg Pawson, *Treasurer*  
Steve Parara, *Secretary*  
Aysegul Jezewski, *Member*

#### **General Business**

*Minutes:* Meeting minutes for March were approved (3 ayes, 0 nays, 1 abstain) and posted on the website.

*Secretary Position:* Aysegul resigned as Secretary, Steve Parara took her place, approved (3 ayes, 0 nays, 1 abstain).

#### *Treasurer's Report:*

- We didn't receive the insurance bill, Heather said she would call, the policy runs July to June. We should receive the bill in late May or June
- Pretty normal month for expenses, nothing out of the ordinary found
- Positive income in the sub-association account due to billing corrections and changes in billing
- Installation of barkdust in February caused landscape expenses to surge
- Compared to last year, we're 27% behind:
  - There's still \$20,868 in past due fees, which is roughly 152 units
  - Most sub associations caught up, master association is what's behind
  - Need to find a better way to make collections
  - Discussion on billing issues for master collection
- Reserves for classics in savings account designated as reserves, which is an error because there are no reserves for the Classics. Account designation will be changed.
- Interest income, wait for the new software for better balance sheet
- General reserves and interest is equal to balance in savings account
- Discussion of what is the appropriate amount that should be liquid versus CD's.

#### **On-going Business**

- Motion to approve expenditure of \$1260 on moss control and \$1070 on weed control passed unanimously.
- Homeowners of 532 NE Caden have had more violations since being fined in December. They are still playing loud music late at night, neighbors are selling house.
- A motion to sign a car-towing contract has passed unanimously.
- Committee liaison roles have been rearranged; Aysegul will replace Janine as the LSC liaison, Steve will be the new ARC liaison as well as the new ARC chair. The board has decided to relieve the former ARC chair from his duties, since he completed a project that was rejected.

#### **Committee Business**

**ARC:** Former ARC chair is replaced by Steve.

**LSC:** Plant replacement is still in process, Showplace contract needs to be completed.

**NHWC:** Aysegul will try and get it up and running again

**Pet :** Aysegul to write notes from meeting

**Social :** Dormant until further notice

**Website:** Is being cleaned up, but it still needs more work

**Government Affairs:**

- Last month, Hillsboro reviewed the city's sign code. An officer has been enlisted to enforce the sign rules once a month.
- There is a new park at Walker and Cornell Roads, new dog park near Hillsboro Stadium.
- Spring clean up time: Call City Hall and get a \$40 coupon to dispose of old junk
- The new Hillsboro library is set to open in mid-May
- The street-sweeping schedule is not fixed, it's done roughly once/month, call Hillsboro Public Works for estimated dates on your street

**Open Forum**

Homeowners can let Heather know if they have or see any plants that need to be replaced.

There are a few corners with slabs of concrete meant for benches to be placed, but they were never installed. Heather was going to look into the cost of the benches and their installation.

Meeting was adjourned at 8:59 pm.

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**Special Note:** In early April, the Board has taken a vote through email and decided to:

- (1) Upheld the denial of ARC application as it was submitted by the homeowners of 5901 NE Wetherby Street,
- (2) In order to mitigate the situation, require the homeowners to install a bumpout that would meet City code within a reasonable amount of time,
- (3) Relieve the resident at 5901 NE Wetherby Street from his duties as the ARC chair.