

Park At Timberhill Owner's Association
Minutes of the Board of Directors Meeting
June 9, 2008

Call to Order

President Kathryn Higley called the meeting to order at 7:10 PM. Board members Kathryn Higley (President), Ben Herman (Secretary), and Fred Bruck (Treasurer) were in attendance. Also in attendance was Community Manager Dave Stubbs of DLS Associates. Jim Bowey and Tom Meier (Board members-at-large) were not present.

Approval of Previous Meeting's Minutes

Minutes from the previous Board Member's meeting, held on March 17th, 2008 were previously posted on the website. Kathryn made the motion to approve the minutes as posted, Ben seconded the motion and the minutes were approved unanimously.

Treasurer's Report

Fred Bruck reported that he had reviewed and approved the bank and financial statements. Everything appeared to be in order and there was nothing additional to note.

Management Consultant's Report

Dave Stubbs noted that all accounts are paid up, with the exception of one that has been accruing interest and late fees from an unpaid fine. Dave asked that the Board draft a letter to the homeowner to try and settle the account.

Dave also noted that the State of Oregon Laws were recently revised to allow the use of electronic means for notifying Association members and owners of meetings or actions. It is estimated that adopting this measure could save the Association between \$200-\$250 dollars a year. Kathryn motioned that we adopt a measure allowing the use of electronic notification, Fred seconded the motion and it was adopted unanimously. Dave will draft a letter to notify the Association members that we have adopted an "Electronic Notification Resolution". The letter will provide the Association members the ability to opt-out if they so desire.

Architectural Review Committee (ARC) Report

Dave noted that there were no pending ARC requests. No representatives from the ARC were present at the meeting to report on any other items.

Old Business

The foot path from Poppy down to Huckleberry will be seal coated by the contractor that is scheduled to seal coat the drives in the Meadows. The work has been delayed by weather and will be completed once the temperature hits 70-degrees and is rising.

ARC Protocol for “Good Neighbor Policy” is still a work in progress.

New Business

There was no new business to report.

Next Meeting

The next scheduled Board meeting will be Monday, September 15th at 7:00 PM.

Adjournment

The meeting was adjourned by Kathryn Higley at 7:50 PM.