

# MINUTES

## Spring Meadow HOA Board Meeting

### March 28, 2023

The Board of Directors meeting for the Spring Meadow Homeowners Association was called to order at 7:01 pm on March 28th, 2023 on a Zoom conference call. Board members Connie Erickson, James Stephens, Darrick Christensen, Troy Bagnall, Phillip Van Leuven, Craig Tress, and Christopher Van Drimmelen were present.

Jason Peter of Willamette Community Management was also present.

There was 1 owners present.

The board approved the November 2022 minutes as provided.

James Stephens provided the financial report:

#### **Financial Statements:**

As of December 31 (2022 Year End):

Umpqua Checking - \$52,444.93

Key Bank Savings - \$63,122.98

Key Bank Reserve - \$160,000.00

**Total Checking/Savings - \$275,567.91**

As of February 28:

Umpqua Checking - \$88,507.15

Key Bank Savings - \$63,126.59

Key Bank Reserve - \$160,000.00

**Total Checking/Savings - \$311,633.74**

Outstanding annual dues balances: ~40 homeowners.

**Open Action Items:** None

**Homeowners Topics:** There was discussion regarding holiday lights and decorations being left up for an extended period of time. There was also discussion regarding what it would look like to amend the CC&R's to include language that speaks to this.

**ACC Committee Report:** Review ACC request approvals, timeliness and method of notification and record keeping. WCM provided that when an ARC form is approved by the board, the owner is sent a signed copy of the approved form and a copy is kept in the homeowners records as well.

**Landscape Topics:** WCM to send the 2023 contract to the board. Irrigation turn on will be in May or early June.

Weeds along 53<sup>rd</sup>- Landscapers will be asked to spray.

**Legal:** Website Complaint form: who gets these and how is this communicated to the Board? WCM forwards owner complaints to the board for their review.

**Traffic/Safety Topics:** none.

**Website/Facebook Updates:** FB verification, current members, rules to play by, members validated, How does WCM validate current SM residents? Connie will compare the current list of owners in the community, to the Facebook page list of members.

There was discussion regarding giving owners the ability to use PayPal for payment of assessments.

**New Business:** Board membership: there was discussion regarding a current member who will not be able to participate due to a medical issue. There are also board positions that will be coming up for election at the next annual general meeting. Connie, Darrick, Phillip, James and Troy are up for election.

**New Action Items:**

**Upcoming Meeting Dates:** April 25<sup>th</sup>, May 23<sup>rd</sup>, June 27<sup>th</sup>, July 25<sup>th</sup> (AGM) ?  
The meeting adjourned at 8:01pm.