

Bella Beach HOA Meeting

October 4' 2014

Attendees: Dell Champlin, Patrick Corcoran, Doug Bales, Pam Getty, Diane Craig, Chuck Craig, Marianne Champlin, Sue Thompson.

Agenda Item	Discussion	Action
Selection of new president	<p>Del I would agree her only hesitation was that she would be out of state for three months of the year. If we could have co-presidents Dell was more confident it could work.</p> <p>Both Pat Corcoran and Pam Getty offered to work with Dell.</p>	<p>Dell will be the official president for 3 years. Pat Corcoran agreed to co-president by stepping in when Dell was out of state for a 2 year term</p>
Committees	<p>Committees are:-</p> <ul style="list-style-type: none"> <li>• Landscaping Committee: Doug Bales, Ian? and Chuck Craig.</li> <li>• Architectural Review Committee: Dell Champlin, Diane Craig, Rich?</li> <li>• Rules Committee: Committee members are pulled together as needed</li> <li>• Commercial Committee: Committee members are pulled together as needed</li> </ul>	<p>Dell will check with Rich and Dat to confirm who is presently on the committees.</p>
Seeking new members to serve on the HOA	<p>Potential new members for us to contact. Kathy and Russ Penfold? Diane and Chuck Craig.</p>	<p>Sue and Dell will talk with Kathy and Russ Penfold. Diane and Craig shared they would like to be involved and would continue to attend meetings when possible.</p>
Landscaping:	<p>The great lawn was having water run off from the sprinklers, creating a swampy area. Since the time for watering has been reduced the problem appears to be going away.</p> <p>Dead tree in the yard of 5045 ?</p>	<p>Pam will follow through with the owner.</p>

	<p>270 Bella Beach Drive: Tree next to road has broken &amp; hanging limbs that could fall.</p> <p>389 W.Belle Circle: Trees have a lot of Ivy, recommend cutting the Ivy in a circle around the tree base then pulling it down from the tree after it dies. English Ivy is considered an invasive noxious weed by the State of Oregon and removal is recommended.</p> <p>50 Bella Beach Drive: 1 dead and 1 damaged tree in front.</p> <p>Kinnikinnick Ave: Strip's by the side of the gravel has a plastic strip that could be a tripping hazard. Also people parking by entrance to homes. Could we paint a No Parking Strip</p> <p>Fern's coming up through Asphalt.</p>	<p>Sue to follow up with letters. Once she finds the homeowners names and mailing addresses. Doug or Dat? will help with that information</p> <p>Landscaping Committee to review the situation and report back at the next meeting.</p> <p>Doug recommended a weed killer.</p>
Memorial Bench	A Renter for whom Bella Beach has held a special place in both her and her husband's heart requested to place a memorial bench in honor of her husband in the community. The board were concerned this would open the door for many others, and it would not be appropriate.	Doug will contact the family to let them know the request had been respectfully denied.
Website maintenance:	Some out dated information: (weather updates etc.) Contains other information that is correct. We all need to be sure to give Dat relevant information to post, such as current events, meeting information, minutes etc.	Board should continue to communicate with Dat on information.
Newsletter	Board discussed: What would be the purpose? Who are our audience and what kinds of information are they looking for?	To be explored and reviewed at a later date.

<p>Budget: See attached report</p>	<p>This year accounting was exceptionally high because of additional mailings. Could the board take on some of these mailings in the future?</p> <p>We have \$2000 over should they be moved into reserves.</p>	<p>Voted to accept the budget as it.</p> <p>Dell and Pam will look for a process for the board to take care of future mailings.</p> <p>Will be moved to reserves</p>
<p>Next meeting</p>	<p>To be decided. Dates suggested were the first or second Saturday in January</p>	<p>Sue to send an email to confirm date.</p>