

Woodhaven HOA Minutes
September 12, 2012 Myers Elementary

Board member present: Sue Apodaca, Lisa Ehlers, Wendy Johnson, Tom Kelly

Guests: Janet Morton

New Business: The minutes from July 11, 2012 were reviewed and approved by the Board, with the correction of removing Tom Kelly's name from those in attendance.

The Board started the discussion with a review of Girod Park. Our lawn maintenance group, Great Yards, investigated the swampy area in Girod Park and found a broken sprinkler line. They repaired it and made a type of French Drain to try to drain the excess moisture. While it is some better, it is still pretty wet and the Board will ask them to see what else they can do to dry it out before our rainy season starts. Sue suggested capping the sprinkler heads in that area and checking all of the sprinkler heads to make sure they are properly watering the park. She has some concern about trees getting properly watered.

We also have moles in Girod Park and Tom agreed to check with Great Yards to see if they work with someone or could recommend someone to come in and give us a professional opinion of how we can get rid of them. We obviously need to be careful not to just drive the moles into neighboring yards.

Sue suggested maybe trying to coordinate some volunteers on Make a Difference Day to work on the north back slope of Girod Park, cleaning out any weeds and perhaps planting some hardy ground cover. Great Yards is supposed to be getting us a quote for doing the same thing, so we tabled the idea of pulling together volunteers until the spring and until we see what kind of proposal Great Yards comes up with.

The Board heard feedback from Homeowners at the NNO that they would like to have Bark Dust put around the trees in Girod Park, so we will also ask Great Yards to do this.

We will remind Great Yards that it's about time to mow the Basin and that we will need to turn off the sprinklers in late October or so.

Tom also mentioned that he told Great Yards to go ahead and cut down a tree that was growing right next to a power pole in the Basin.

Residents on Burley Hill Loop have asked Tom and Great Yards not to trim down the bushes much. They would like the bushes to be capped at four feet, because they help deflect some of

the headlights coming down Polk at night. The Board agreed that four feet sounds like a reasonable height and shouldn't be too tall as to block any views from the Eisenhower residents.

The Board also discussed perhaps doing a mailing or flyers to try to recruit homeowners to join the HOA Board. Wendy and Lisa's positions are up in January and we also need to fill a currently vacant fifth position. Participation on the Board doesn't take a lot of time and is necessary for us to keep the operation of the Board in our own hands. In the past we hired a firm to take care of the operations of the HOA and it was quite costly and left little input for residents. We do not want to have to go back to hiring someone to do what we can easily do ourselves.

Treasurer's Report: Janet Morton presented the Treasurer's Report. The budget shows that we are on track as far as our yearly budget goes. We sent out our quarterly statements to those homeowners who are past due with their fees and we did collect \$1100. The Board will begin considering a budget for next year at the November meeting.

CC&R Report: Throughout the month of August the Board received numerous requests for painting and approved them all. There was also a second complaint about a motor home being parked for too long at 2635 Tyler Ct. The Board forward this second complaint to Mitch Elstun who will follow up.

There was also a complaint about 855 Eisenhower concerning pets and Rule 10 of the CC&Rs.

We received a complaint about plants being overgrown on 842 Carter.

We received a complaint about excessive weeds on the back of 676 Eisenhower Ct.

We received a complaint about general disrepair of the property at 741 Van Buren Ave.

All of these complaints will be forwarded to Mitch for action.

Old Business:

Neighborhood Night Out on August 7th was a success. We served 184 bowls of Cold Stone ice cream and had entertainment from Brothers Bror. A homeowner on Harding won the free dues for next year and we also gave away a watermelon and water bottle filled with jelly beans with guessing games for the weight and number of jelly beans. We also had some random raffles for gift cards and had prizes for kids who played lots of games throughout the evening. The Salem Police came and gave away free gun locks and they also had reps from Jamba Juice and Home Depot with them. The Fire Dept. also made time to bring around a fire engine, always a kid favorite.

Some homeowners had suggestions for the HOA, including more social events (although no one volunteered to help with them!). There was a specific suggestion for a Dogs' Night Out. There was also a suggestion for playground equipment in Girod Park, which the Board discussed earlier this year. At that time the Board decided that we would wait and see what type of play

equipment will be put in at the city's Eola Park, which is just a block or so away from our neighborhood.

The meeting adjourned at 8:15.