

Oneonta Townhomes Homeowner's Association
Board of Directors Meeting
October 26, 2017
9:30 - 10:30 AM
@ KMO Office – 15 NE 3rd Street Gresham

MINUTES

Call to Order – Shay Jarvis

Present: Shay Jarvis, Rosemary Baum, Candace Brown, Kerry Ann O'Halloran, Gerry Barra

Owner Requested Items

Design Review Submittal – 205 NE 4th Windows

After discussion, the Board agreed that the plan submitted does not meet the architectural standards as outlined in the CC&R's.

Reports

Secretary's Report – Gerry Barra-The September minutes are approved as submitted.

Treasurer's Report – Kerry Ann/Rosemary. As of September 30, 2017, the Operating account has a balance of \$1,752.76; the Reserve Account has a balance of \$37,416.31.

President's Report – Shay Jarvis

Talk to Allan Veal about working on fixing dry rot.

Schedule a meeting with Arturo prior to renewal of the contract.

Candace Brown will be the event coordinator for events such as driveway barbecues, garage sales etc.

Suggestion to move the gutters at 245 NE 4th Street to redirect the flow of water.

Association Manager's Report – Kerry Ann O'Halloran

Tax Returns are ready to be signed.

2018 Reserve Study update information has been submitted to Equip Consulting.

Contact lists have been updated.

Arbor Pro will begin pruning trees November 1.

Waiting to schedule time with Viscounte Construction.

Dryer Vents are scheduled to be cleaned this year.

Gutters will be cleaned when the leaves have fallen.

Unfinished Business

Review of owner comments on Proposed Amended and Re-Styled Documents. At the end of October, we will set up a method to vote by mail to amend the CC&R.

There were a few questions about the Insufficient Insurance clause in the CC&R's. Will refer questions to American Family Insurance.

Status of Punch List Repairs – Viscounte Construction will be scheduling.

New Business

No new business.

Next Board Meeting - November 15 10:00 am

Adjourned at 11:00

The meeting will be conducted under Robert's Rules of Order, with owners given a three minute timeline in which to address requested agenda items before the Board during the "Owner Requested Agenda Items" portion of the meeting. If you have any questions, or wish to request an item be added to the meeting Agenda, please submit to:

Oneonta Board of Directors Attn: Gerry Barra, Secretary C/O KMO 15 NE 3rd Street Gresham, OR 97030 or

kerryann@kmorealestate.com