

MINUTES
STONEBROOK VILLAGE OA BOARD MEETING
December 11th, 2013

The Board Meeting of the Stoneybrook Village Owners Association was convened in the clubhouse at 9:03am by Steve Napack. Directors who were present included Steve Napack, Cindy Bond, Tony Olsen, and David Stewart. Kurt Powell, Willamette Community Management, also attended. There were 2 owners present at the meeting.

The Board **APPROVED** a motion made by Cindy and seconded by Tony to approve the minutes as read by Kurt Powell of WCM.

Treasurer's Report (Tony Olsen): Tony Olsen reviewed the financial report given at the annual meeting for the assessments through November 30th 2013. Through the end of November, total assets are \$335,517.24. Of this amount, \$16,939.91 are prepaid assessments, and \$194,855.66 are the Reserves. Total income is \$242,705.71, and total expenses are \$238,709.75.

Owners Input: No owner input at this time.

WCM Report: There is a leak in the spa circulation pump at this time. WCM has contacted Oregon Stoves and Spas to come review and repair the pump.

ARMOR Contracting will be working in the following months to install kick plates on the doors of the clubhouse and will also be replacing the weather stripping on a few doors on the clubhouse as well.

Committee Reports:

Activities Committees (Henny Chambers): The Committee has cancelled their potluck on Dec 11th due to inclement weather.

ARC (Sheila Coxon): One owner asked to review the settlement agreement with an owner in the neighborhood. The Board **APPROVED** a motion to allow WCM to share this information with the owner.

Communications Committee (Susan Hayes): The Committee submitted a written report to the Board. There was one visit to two new residents in one household and two visits pending. The Stoneybrook Directory will be delivered to new owners in Stoneybrook during the first initial visit from the committee rather than a subsequent meeting. The Committee is looking for a new member to help the Committee with writing the Association Information . The 2014 version of the Stoneybrook Directory is currently being created.

Garden Committee (Robinjeanne Parks): Nothing to report.

Landscape Committee (Lyn Martin): Nothing to report.

Pool Oversight (Robinjeanne Parks): Nothing to report.

Pond Oversight (Sheila Coxon): Nothing to report.

Ongoing Business:

Board Member Vacancy: The Board reviewed the vacant position for the Board and requested to have the President contact a few other owners who may be interested in serving on the Board if the Lodge is not interested in having a person serve on the Board.

New Business:

WCM will ask ARMOR Contracting to get quotes to shovel snow off all common area walkways in the community of Stoneybrook during a future winter snow event and will get additional quotes as well for this work from other companies. These quotes will also give a price per owner if a resident would like their sidewalks/walkways also cleaned during a winter event.

WCM will also review the insurance implications for snow removal on the common areas and walkways in the community.

The Board briefly discussed emergency preparedness and will put information into the January version of the Association Information. The Board will be looking for community interest in participation on a possible Emergency Preparedness Committee.

The Board requested WCM to begin getting quotes for the installation of turf on the park strips of Country Club Rd and on the northern park strip of 49th St.

The meeting adjourned at 9:50am.