Stoneybrook Village Owners Association   STONEYBROOK Village

MINUTES
STONEYBROOK VILLAGE OWNERS ASSOCIATION (SVOA)
BOARD OF DIRECTORS MEETING

January 12, 2022

President Tony Olsen called the meeting to order via Zoom at 2:05 PM. Other Board members present were Carole Gutbrod, Suzy Pelican (secretary), Larry Plum (treasurer), and Steve Scheibel. Kurt Powell and Jason Peter of Willamette Community Management (WCM) attended. Approximately 11 owners also attended.

Approval of Minutes — The minutes from the Board meetings on October 27, 2021, and December 8, 2021, were approved as circulated.

Treasurer's Report — The Board accepted the report, which has already been posted on the website.

Committee Chair Reports — These were received by Board members and will be posted on the website.

Willamette Community Management Report delivered by Kurt:
- Home Grown Gardens (HGG) submitted a monthly report to the association.
  - This report included the following completed activities: leaf clean up, winter pruning started, and pre-emergent weed control applied in beds. Upcoming activities in January include work to the pin oak tree leaf drop and to continue winter pruning.
  - HGG is suggesting modifying the contract with the association in four ways: Leaf haul-away to allow the City to take the leaves, the twice-per-year opt in/out of the do-not-prune list, changing the frequency of trimming the donuts (around sprinkler heads), and adding the vegetation area just north of the clubhouse to the area covered by the contract.
- WCM received a quote for replacement probes on the pool chemical system and passed it along to the Board. These expenses are planned reserve expenses in 2023.

Old Business
• *Updated Fee Schedule* — The schedule is on the website; no motions were made.

• *Communications Policy and Authorization Form*
  - The Board **adopted** this motion by Suzy: The draft revised Communications Policy as circulated to the Board on January 4, 2022, will be posted on the website. This will allow feedback from owners and residents to be incorporated into the version that the Board will consider on February 9, 2022.

  - The Board **adopted** this motion by Suzy: The draft revised Communications Authorization Form as circulated to the Board on January 4, 2022, will be posted on the website. This will allow feedback from owners and residents to be incorporated into the version that the Board will consider on February 9, 2022.

New Business
• *Common property shrub replacement at 49th and Country Club*
  - The Board **adopted** this motion by Carole: Ask WCM to proceed with Home Grown Gardens to sign their proposal dated 12/17/21 to remove existing shrubbery at 49th and Country Club and replace it with Indian Hawthorn as specified in their proposal.

- *Owner option of landscape pruning*
  - The Board **adopted** this motion by Tony: Owners who want to change their pruning preference need to communicate that change by the end of March and the end of September. Those are the only times when preferences can be changed. Owners will be notified of this policy by flyers distributed to single-family homes.

- *Preparedness Committee storage cabinet*
  - The Board **adopted** this motion by Tony: Approve the Preparedness Committee's purchase of a new storage cabinet as specified in their current monthly report, with the decision of where the funds will ultimately come from to be determined at the next Board meeting.

- *Owner assessment payments by credit card or bank draft*
  - The Board **adopted** this motion by Larry: Discontinue assessment payments by credit card or bank draft.

- *Committee Membership Changes*
  - The Board **adopted** this motion by Tony: Approve Richard Miller's nomination to the Common Property Committee; and accept Lyn Smith-Gloria's resignation from the Activities Committee, with thanks for her service.

Owner Input
- One owner inquired about the criteria for placing items in the owner/resident-only portion of the new website.

Adjourn — The meeting adjourned at 3:35 PM.

Next Regular Board Meeting: 2:00 PM, February 9, 2022

Minutes prepared by Suzy Pelican, SVOA secretary, with assistance from Willamette Community Management