

Minutes
Stoneybrook Village Owners Association (SVOA)
February 20, 2024

President, Tony Olsen, called the meeting to order at 10:00 AM in the clubhouse. Other Board members present were Dave Young, Steve Scheibel, Debbie Killeen, and Carole Gutbrod. 25 owners were in attendance.

Approval of Minutes: The January 23, 2024 minutes were approved and are available on the website.

Treasurer's Report: The report was given by Dave Young.

Management Company changes:

- Willamette Community Management (WCM) is no longer in business as of February 15, 2024.
- The transition period, while choosing a new management company, is covered by an Interim Contract with Fleming Properties HOA.
- The Evaluation committee started with 6 potential companies. They are securing references, and interviews with 3 of these are being scheduled.
- All references in the Directory and on the Website to WCM have been removed.
- Mailbox pick-ups are scheduled once a week on Friday.
- The current mailing address is the same P.O. Box number.
- Key card system with Synergy Co. is no longer in effect. Options are being considered.
- These changes will be communicated with residents through a Special Board Memo that will accompany the 2024 SVOA Directory deliveries conducted by the Welcome Committee.

Committee Membership Changes: None

Landscape Report:

- Opt-in/Opt-out changes required now for March changes. Forms are on the website.
- A new website page has been created for Landscape information including SDS details.
- Gang timers are aging. Single family owners are encouraged to transfer control to their own homes.
- Home Grown Gardens was hired to clean up the January ice storm debris.
- See website for HGG monthly report listing completed and upcoming Landscape work.

Clubhouse Calendar and Reservations: Debbie Killeen will manage clubhouse reservations and Doreene Carpenter posts notifications on the bulletin board.

Mailing Lists:

- Lists are being updated and transferred to SVOA.
- Activities mailings including Happenings are managed by Jane Pearlmutter.
- Communication preferences need to be updated for all residents.
- Electronic mailings are the primary means of all communications.

Single-Family Directory: Discussion covered the question of including previous Village home owners who have moved into the Lodge or Assisted Living. No decision was made at this time.

Key Card System Update: It may be necessary to restructure/replace the key system currently in use. Some newer keys are not functional. Technology has changed considerably

from the old system initiation. One option that is available through Synergy could cost between \$2500. and \$3000.

Committee Reports: All committees reported and copies are on the website.

New Business: The Board **approved** sending a certified letter to Sinceri Senior Living and a copy to their local management staff confirming the return of the 3 signs they altered to their original condition. ARC will assist with the wording of this letter from the Board president.

Owner Input

Meeting was adjourned at 11:45 AM

Minutes prepared by Carole Gutbrod, SVOA Secretary