

**Emerald Meadows H.O.A. Tract 1355**

**Annual Membership Meeting Minutes**

**July 16, 2022**

**9:00 am**

**Firehall**

**Meeting Facilitator**

**Randee Hohenshelt**

**1. Call to Order @ 9:05am**

**Randee Hohenshelt**

**2. Roll Call**

**Randee Hohenshelt**

President Randee Hohenshelt, Secretary Melissa Erno, Treasurer Chuck Baker, Members at Large Nate Brostrom, Douglas Higgins, Jeff Krier, Nancy Rich

Homeowners present: Linda Barron, Sue Hohenshelt, Paula Elissondoberry, Matt Rich, Donna Baker, Susan Higgins, Cathy Brostrom, Terry Arsenault

**3. Past Annual Membership Minutes Review & Adoption:**

**Randee Hohenshelt**

Vote required: Motion - Linda Barron      Second - Sue Hohenshelt      Vote passed

**4. Report of Officers**

**President's Report:**

**Randee Hohenshelt**

1. Crack seal was applied to our road and will be done again this summer.
2. Trees within 8 feet of road pavement were removed.
3. Entry sign is in the process of being refinished and at the top of the two posts, a bear and eagle carving will be added.
4. Gravel was added to some of the road shoulder, and on other parts of the road gravel was pulled back to the pavement edge.
5. Water rates will be increased this year from \$200 to \$300. This increase is to cover the backflow cost and general maintenance of the water system.
6. One of the three flags is missing at entrance. We will be replacing with 4 new flags.
7. Forest fires are always a major concern in our area. It is important to keep your lot cleared of fire fuel. Dead trees on the ground or standing should be removed. Trees should be limbed up to 8' to 10' off the ground and thinned to a 4' to 8' spacing. If you have a lot that needs to be cleaned up, you may want to contact Echo Murray with Walker Range Fire Patrol. Walker Range has money to assist in the cost of lot clean up. Phone: (541)433-2451, website: [www.walkerrange.org](http://www.walkerrange.org)

**Treasurer's Report:**

**Chuck Baker**

The balance in the Checking is \$88,695 and Savings account is \$6,831. Committed expenses \$5,700. Royce Mountain Construction (Snow Removal). Utility \$450. Net balance \$89,376.00. Correction was made to 2022-2023 Budget - Excess of Income over Expenses \$3,287.80.

Motion to approve Treasurer's Report: Nancy Rich      Second: Nate Brostrom      Vote passed

**5. Water Systems Report**

**Chuck Baker**

Sensor was ordered. A static level probe will be ordered and split cost with Diamond Meadows HOA. Water System is working well. Conservation is key. Watch for leaks.

Crack seal bid has been received. Seal should be applied yearly and will be applied this summer.

**6. Election of New Officers:**

**Randee Hohenshelt**

2 Board positions are open. Randee Hohenshelt and Nate Brostrom are both willing to stay.

Douglas Higgins made a motion to stay for Randee Hohenshelt. Linda Barron seconded the motion and the vote passed.

Nancy Rich made a motion to stay for Nate Brostrom. Jeff Krier seconded the motion and the vote passed.

**7. Adjournment: 09:34 am**