

Special Meeting Notes:

In attendance: President - David Richardson, Treasurer - Brian Culp, Secretary - Lowell Brown, Members at Large, Carol Hoke. Not in attendance: Theresa Springer

Meeting Called to Order 6:01 p.m.

- 1. Ballots counted for \$28.75 per month increase of Dues:** Total Lots: 61
75% favorable votes required = 46 votes minimum.
60% favorable votes received = 37 votes, measure failed.
 - Motion received to increase dues by 5% as allowed by State Statute, Board approved 4/0.
The 2024 annual rate for each parcel is **\$264.00. Invoices to be sent out in December.**
 - Motion received to terminate the landscapers immediately. Board approved 4/0.
 - A special assessment for landscape maintenance services will be evaluated by the Board.

- 2. Electronic voting option is in review and Board will report at next meeting.**
 - Due to significant challenges from the postal service and the cost of voting by mail process.
 - Theresa Springer researching details for the Association.

- 3. Dogs off leash continue to be a problem at the Hills of Neskowin.**
 - A complaint of a "Dog Attack" was received this week.
 - The Board will send out a letter to all owners.
 - The board is evaluating the Rules & Regulations draft procedure for this situation.
 - The R & R Committee has drafted a procedure drafted to deal with this type of issue.
 - Motion received to send the pet owner a letter, Board approved 4/0.

- 4. Greenhouse Structure on Deck, relocated from back yard on Lot 58.**
 - Motion received to issue a letter of violation to the owner, Board approved 4/0.

- 5. New Private Street and maximum speed sign proposed.**
 - Proposed sign 24"X24" size approved and will be placed at the entry of the development.
 - Motion received to accept the sign type and location approved 4/0.

Meeting adjourned at 6:35 p.m.