

## MINUTES OF BOARD MEETING ----- SUNDAY, JANUARY 29, 2012

The meeting was convened at 1 p.m. at the Metschan residence. Present were John Metschan, Jeff Wiles, Bob Simonson, Linda Lucero, and Kathi Swanson. The first item of business was for the Board to approve three letters that had been sent to Attorney Bartoldus and the Pappas. All Board members had previously reviewed and approved these letters via email. Bob Simonson made a motion for the Board to approve three letters sent on September 20, 2012, November 17, 2012, and December 29, 2012. The Board approved this motion.

Treasurer Bob Simonson gave the Treasurer's report, as of January 1, 2012, and was pleased to state that the HONA is now in much better financial shape since being reimbursed for legal fees spent over the last few years. He reported:

Checking Account Balance	\$ 32,159.17
Construction Account Balance	\$ 50.00
CD Maturing 2/09/12	\$ 4,876.79
CD Maturing 3/01/14	\$ 4,849.65
Total Cash Position	\$ 41,935.61

He also reported that there are 2012 Outstanding Receivables- Association Dues in the amount of \$6,534.00 that are expected in during January/February. The Treasurer reported that the HONA must pay a \$150 Homeowners Association tax each year. The Board discussed the necessity of the HONA filling Annual Tax Returns. Linda Lucero made a motion that the HONA engage a local CPA to file our Annual Tax Returns. Bob Simonson seconded the motion and all Board members voted in favor.

The next agenda item was Drainage Issues/Projects. There is a drainage Easement between the Gaddy (lot #13), Blazius (lot #62) and the Pappa (lot #14) properties on the east side of Whale Watch Drive. With the approval of the Design Review Committee in late 2007 the owner of Lot #13 installed rock along the drainage ditch to channel runoff down the easement. The large gravel base is bounded by larger rocks designed to inhibit the accumulation of silt run off from Lot #14.

The owners of Lot #14 argue that the rock was placed on their side of the easement without their approval. They also contend that these rocks present a hazard to them and that the rocks on their side should be removed. Board members discussed the need to plant some type of ground cover along the Easement to further inhibit silt runoff

into the drainage ditch during heavy rains. President Metschan made a Motion that, as an accommodation to the owners of Lot #14, the HONA remove the larger rocks along the Pappa property, while simultaneously planting some type of ground cover on the slope of the easement. Jeff Wiles will make contact with the Pappas and coordinate this project. Bob Simonson seconded the Motion and all Board members voted in favor.

Another drainage issue is the size of the culvert between the Kennedy/Mak properties. This was discussed last spring and the Board approved the installation of a new culvert. The plan was to make the downstream culvert the same size as the upstream culvert thus facilitating the smoother flow of rain water down the ditch. Dave Kyte previously gave the HONA a bid on the cost of this project. After discussion, the Board decided to defer action on this resolution from last year, as the culvert seems to be functioning adequately and there has not been overflow of drainage water onto the roadway. This situation will be monitored.

The Board then proceeded to discuss the resealing of the roads in the HON. President Metschan stated that a moderately priced seal could be expected to last between five to ten years; more expensive applications longer. Board members noted that there is considerable moss growth on the road surfaces, causing further deterioration. Resealing would help prevent the growth of moss. The Board agreed to have the President explore the costs of having all the roads in the HON resealed. He will obtain several bids on the costs of this project and present these bids to the Board for further discussion.

The next item for discussion was consideration of HONA support for the Neskowin Coastal Hazards Committee. The Committee has been asking the community for donations to hire an engineer to study the rip rap situation and erosion along the Neskowin beach front. After discussion, the Board concluded that contributions to the Neskowin Coastal Hazard Committee should be up to individual owners. The Board decided it would be good to post information about the work of the Committee on the HONA website. Those interested could make contributions toward hiring an engineer to complete a study.

As there was no further business, the President made a motion to adjourn the meeting. Linda Lucero seconded the motion, all members voted in favor, and the meeting was adjourned.

Respectfully Submitted,

Kathi Swanson, Secretary