

Valley View Estates HOA
 Annual Meeting Minutes/Notes
 Andrus Home - 8174 SW 181st Ave
 February 6, 2019 - 7:00-8:00 p.m.

Meeting was called to order at 7:15 p.m. The following agenda items were discussed among HOA Board and attending HOA Homeowners.

Homeowners in Attendance:

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|---|---|---|
| Bonny Hayes - President Wes Burke - Vice President Susan Neblett - Treasurer Mike Andrus - Secretary | Robert Root Katie Hanson Vera Clift Frederick Clift Erskine Hayes Michael Hahn | Debbie Hahn John Lee Kimberly Chong John Shepard Susan Richmond Matt Baker |
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1. Approval of 2018 Annual HOA Meeting Minutes/Notes
 - Copies of the 2018 minutes were made available to attendees.
 - 2018 minutes were approved.
2. Treasurer's report
 - All homes paid their dues in 2018.
 - Review of 2018 budget and expenses
 - 2018 Statement of account was provided to attendees.
 - Total receipts were \$6,900.00
 - Total expenses were \$4,380.18. Lower than expected due to fewer mowings.
 - Current bank balance is \$8,505.57 (Up from \$5,985.65 on Jan 1, 2018)
3. Discussion Items
 - Dumpster Days - Week after Fallatin days. (expect that to be in early June).
 - Confirmed with Fallatin HOA that they are doing dumpster days over memorial day weekend.
 - Will schedule our dumpster days for Friday, May 31st to Sunday, June 2.
 - Neighborhood BBQ -
 - Discussion around venue. Should we block off the street (181st) with block party permit? That opens up more space, and is flat.
 - Motion to investigate block party permit for HOA BBQ. Approved.
 - September 7th for BBQ.
 - Work Parties - Easement behind houses that back to Rigert.
 - Several believe we shouldn't do work parties where homeowners have responsibility.
 - Motion to not have work parties for houses that back to Rigert. Approved.

- Care for common areas
 - Plan is to mow open space 6 times in 2019.
 - Entrance to forested green space -
 - Discussion about adding stairs - previous investigation suggests it is cost prohibitive.
 - Want to cut blackberries back to sidewalk vs. remove all blackberries.
 - Community/Just do it! Trim blackberries back to sidewalk. Wes Burke, Susan Neblett, and Katie Hansen all offered their yard debris bins as they are usually empty.
 - Dead limbs, etc. in green space - fire hazard, etc.
 - Letter to Renaissance HOA to stop throwing debris into our HOA.
 - Investigate situation with Cedar stump (from Robert Hafer).
 - Recent prowlers, break-ins, etc. in neighborhood.
 - Communication - email HOA board with any suspicious activity. HOA Board will communicate to the HOA members via email.
 - Dues - Motion to keep the HOA dues the same (at \$115/year). Approved.
 - Dues are due on or before March 31.
- 4. Election of Officers
 - Motion to keep existing officers. Approved.