

The Parks Homeowners' Association, Inc.



Central Oregon Community Management
A Division of Northwest Community Management Company
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THE PARKS BOARD OF DIRECTORS MEETING

AUGUST 22, 2006

Place: THE PARK (PARK ONE) AT DEVILS LAKE AND LOST LAKE

Time: 6:30 PM

Call to Order - 6:45 pm

Verification of Quorum - YES- All Board Members Present

Motion: Approval of the June Minutes

Motion was Seconded and Approved.

MOTION: To Move Forward allowing Mountain Crest Homes to proceed with the DP1.0 Solution as presented at the meeting by Chad Bettsworth (Mt. Crest Homes). Financial Participation is limited to Mountain Crest Homes with no financial participation by the Parks (HOA.)

In addition it was recommended that the Parks HOA generate a letter to the BTCA asking them to remedy the standing pond of water as soon as possible near the intersections of Blue Lake Loop and Davis Lake Drive (near the Woods Homes), which is under the jurisdiction of BTCA. Mt. Crest Homes has an engineered solution for this area referenced as (DP2.0) in the presentation to the Board.

Motion was Seconded and Passed.

MOTION: To have the Utility Trailer located on Blue Lake Loop towed on August 26th if it is not moved.

Motion was Seconded and Passed.... As of August 26, 2006 the owner removed the trailer.

MOTION: Accept a Draft Resolution for Illegally Parked Vehicles blocking the pedestrian bicycle path or gravel drainage areas will be given a 24-hour removal 1st notice, after that the violation could be subject to a fine.

Motion was Seconded and Passed.

MOTION: Delegate Funds (\$2,500) to Facilities Committee for the general oversight of the Parks and Pool. The Committee will keep the Board of Directors informed of significant issues.

Chairperson is Board Member Eric Eidler.

Motion was Seconded and Passed.

MOTION: Move \$39,438 from the general fund to the reserve fund.

Motion was Seconded and Passed.



MOTION: Move \$50,000 of the reserve fund balance to a 6-9 month higher yield CD

Motion was Seconded and Passed.

MOTION: Have Alta Tree Service remove 3 Ponderosa Pines in the Main Park. Cost not to exceed \$650.00

Motion was Seconded and Passed.

MOTION: Purchase 4 Inexpensive Doggie Stations as recommended by NWCM

Motion was Seconded and Passed.

MOTION TO ADJOURN MEETING - 8:55 PM -

Motion Seconded & Passed

General Discussions:

1. Replacement trees in East Parks will be addressed via the Facilities Committee.
2. Proposal for Street Light Poles will be brought back to The Board of Directors
3. Trash Containers will be re-addressed in Spring 2007.
4. Pool Sweep will be re-addressed in Spring 2007.
5. Parking Enforcement within the Parks... ongoing
6. Homeowner Volunteers for Facilities Committee include: Janet Shipps, Sue McWilliams and Woody Gair.