



Three Mountains Estates Board Meeting Minutes

February 1, 2013

Location: Robin Holman's

Meeting Minutes:

The meeting was called to order by President, Robin Holman at 1:30 pm.

In attendance:

Robin Holman	Co-President
Robert Ward	Co-president
	Secretary
Giuseppa Heineck.....	Treasurer
	Member-at-large

Treasurer's Report:

Giuseppa presented the OnPoint Community Credit Union information. Our two regular bills, City of Tigard for water, and Claudia Karr for landscape maintenance, are current. We currently have \$1995.15 in our Savings account and \$756.55 in our Checking account. We have a CD valued at 8,019.40. It has a maturity date of March 21, 2013. We will need to decide at the next meeting where that money should be invested.

The postcard reminding neighbors of our annual dues, \$99, due by the Association Meeting, and giving notification of the upcoming Association Meeting will be going out in the mail by Friday, February 8th..

Old Business:

1. We have been given the okay by the USPS to paint the mailboxes. They need to be the exact same color that they were painted previously. Robert will be contacting Steve to get a bid on the job.
2. We have the CC&R update for the Roof replacement signed and ready to submit to Washington County with a check for \$34. Robin will put it in the mail tomorrow, Saturday, February 2nd.

New Business:

1. We have picked a date for the Annual Association Meeting - Monday, February, 25th at 7:00. We will try to reserve Alberta Rider for that time.
2. There was discussion of the agenda for the upcoming Annual Meeting. We will be offering some information on the Paull city park that is adjoining our 3 acre green space.
3. Elections for the 2013-2014 Board will be held at the Annual Meeting. Giuseppa Heineck and Robert Ward are interested in remaining on the board. Robin Holman and Carol Ann Caveny will be stepping down.

Meeting adjourned by Robin Holman at 2:00 pm.

We continued discussion on a field trip to Robert Ward's back deck where we were able to look over the wooded area. There are markers in the woods that we are unsure of what they represent. Discussed possibilities of fencing across our back property line, posting No Trespassing/Private Property signs, whether we want the liability of opening that property to a park trail, if we open even a small access, will people stay on the trail or wander off as we often see when hiking in other locations. A concern is once we give a little area, will they want more? They are saying one thing of only wanting a small area and told Robert, at a presentation at his home this past weekend, a whole different story of wanting an extended path that loops through the woods. Robert is going to call Unified Sewage and find out who has the right to walk on our asphalt pathway that has an easement for the City of Tigard/and Unified Sewage's Storm and Sewage pipes. We also discussed that we should have the area surveyed ourselves and possibly ask the City of Tigard, if possible, to have a forester or arborist look at the property to give us a report on the trees. That will give us a more thorough vision of what we are dealing with. Robert is going to contact a surveyor friend to get an estimate of what that will cost.