



Three Mountains Estates
Tigard, Oregon
Homeowners' Association Board Meeting
February 07, 2010

The meeting was called to order by Robin Holman, at 7:00 pm.

In attendance

Co-President: Robin Holman
Co-President: Robert Ward
Treasurer: Guiseppa Heineck
Secretary: Carol Ann Caveny
Website: Ross Crowley

Approval of Minutes

The minutes from the previous meeting were not presented.

Budget

A discussion at the Annual meeting will include the disposition of current 6 month CD. A formal budget report will be presented as well.

Old Business

- Fencing: A discussion of potential bids for replacing the wood fence on the west side of the entrance will occur at the annual meeting. In addition, Summer 2010 will be a good time to sand and repaint the metal fence on east side of the entrance.
- No requests for Architectural approval were submitted.
- Once again it is noted that traffic speed is increasing. There continues to be a potential hazard to the community.

New Business

- It has been suggested that the Three Mountains Estates Annual Fee Statement be provided to association members via electronic mail. Guiseppa will send emails to members. Those residents who do not reply will be sent a paper version. The Annual Homeowner's Association Dues will be \$99.00 for payment prior to February 28, 2010 or \$114.00 on or after March 1, 2010.

- The 2009-2010 year has been very quiet for our neighborhood. There was a discussion of the implications for the association as our neighborhood seems to be stable.

- As the age of our properties is increasing, more and more residents are in the process of identifying vendors who are helping to maintain their property. A suggestion was made to incorporate recommendations from residents into the website. This topic will be included in the annual meeting agenda.

- It has been noted that some residents are not supervising their pets. A gentle reminder to be respectful of neighbors' properties will be included in the agenda.

- The Neighborhood Watch Telephone Number: 503-629-0111 for non-emergency calls will be added to the agenda minutes.

- Once again it is noted that traffic speed is increasing. There continues to be a potential hazard to the community. Architectural Reviews.

- The annual meeting agenda was discussed. Robin will create the agenda.

- Annual Meeting will include the election for the 2010/2011 Three Mountains Estates Board.

Next Meeting

The future board meeting will be decided at the Annual HOA meeting on February 28, 2010.

Meeting concluded at 8:00 pm.

Contact the HOA board of directors by emailing [board @ threemountainstates.org](mailto:board@threemountainstates.org).