

Old Sweetbriar Farm Homeowners Association

General Meeting – 6/11/2020 – 7-9 PM

Attendees: OSFHA Board Members, and Homeowners

Location: On line Zoom meeting.

Type of Meeting: Board Meeting (held on the 2nd Thursday of the month)

Board Members: Amy Campbell, President (elected 9/18/18); Dan Anderson, Vice President (elected 9/18/18); John Peterson, Secretary (elected 1/2020); Tina Taplin (elected 1/2020); Kyle Holstein (elected 9/18/18); Lonnie Henry (elected 1/19/19); Kathy Pattison (elected 1/2020); Kris Ann Washington (elected 9-4-19); Steven Smith (elected 9-4-19).

Absent: Dan Anderson

Meeting Called to Order

Amy Campbell, Board President

Verified quorum and surveyed board members for additional discussion points to be added. Amy welcomed the homeowners who joined us on line, and explained the Zoom protocols. Steve introduced Rob, account representative from Miller Paint, and he explained the procedure for using their Discount Program. Homeowners can purchase paint at up to 30% off by using the Preferred Customer Account “Old Sweetbriar HOA” at any Miller Paint store. Kim will e-mail the particulars to all HOA residents.

We reviewed last months’ meeting minutes and approved them.

Community Association Partners (Kim Adolf)

All CAP business was conducted over the phone, in accordance with CAP’s Corona Virus protocol, and on line via Zoom. Kim presented the May financial report and it was approved.

Collections: 35 unpaid 2020 accounts with 2 accounts on a payment plan, and 2 accounts sent to collection. Kim recommended that they send out one last statement advising delinquent accounts that they have not paid their 2020 Dues and that further delay would require the account being sent to collections. The Board agreed and voted in favor.

Community Violations: CAP walked the neighborhood and noted a number of landscape issues, including homeowner encroachment on our green spaces. They will follow up with written notices to the violators. Kris Ann noted that homeowners who were unable to keep up with landscape issues can request volunteer help thru the HOA.

Action Items: Architectural Applications: There were 4 Architectural Requests submitted, and all were approved.

Association Business

Community Fun Committee Update: Nothing to report.

The City of Troutdale Grant Application: Amy submitted the application and will attend the City Grant Committee meeting on Tuesday, June 16th.

Tract C Flooding: Kim talked with Bill Woods, from the City of Troutdale, to discuss this issue. He spoke with the offending homeowner and informed them of their responsibility to remedy the problem. The homeowner did make some drainage changes, but any further problems will have to be dealt with as a civil matter. The flooding issue is common in many parts of the HOA.

Tree Maintenance: CAP had the arborist inspect trees noted in homeowner complaints. The arborist recommended removing 3 trees and treating 4 others to combat bark beetles. The Board voted to approve spending the money, from the Reserve Fund, to remedy the situation.

Reserve Study Proposal: The Board approved the Reserve Study recommended by CAP.

Review Paint Color Pallet: The Board discussed accessing color pallets from other paint companies to expand our options. It was decided that paint color is more important than the type of paint used.

Open Forum

A homeowner complained about path paving on F Tract and homeowners trimming greenway brush and trees and dumping the debris in the greenway. They are also planting gardens and invasive plants in the greenway. Kim will investigate and contact the homeowners involved.

Call Meeting to Close

Amy Campbell, Board President

Next meeting: Thursday July 9, 2020.