

MT. HOOD FOREST HOMEOWNERS
Board of Directors Meeting
November 3, 2014

Members Present: President Paula Hoiland, Mark Beckius, Joel Grayson, Acting Treasurer Ken Hoiland, Scott MacCaskill, Webmaster Daryl Philippi, Secretary Carolyn Raz, Tom Reynolds, Amelia Wilcox

Absent: Michael Halligan

Guests: J.J Heldmann, Jeff Mayhew and Buz Raz

7:00 pm - President Paula opened the meeting with round table introductions.

Minutes of the August Board Meeting were approved as written.

OLD BUSINESS

Treasurer's Report: Interim Treasurer, Ken Hoiland, stated \$7,900 in dues had been received. Most members paid the new \$30 rate, while 11 paid \$20 (the old rate) and one paid only \$10 (the very old rate). So far, only half of all cabin owners have paid to be part of the Association. As agreed at the last meeting, any donations received toward the Cabin Fee Act Committee known as C2 would be matched by the Association. Donations totaled \$1,590 so the Association has made a \$3,200 donation.

There was discussion about the confusion by members about the dues period. In the past, the Association used the fiscal year of June to June. It was unanimously agreed by a motion made by Joel (and seconded by Scott) to reduce the confusion and simplify the bookkeeping by switching to the calendar year beginning in January. Dues billing will now be mailed in January rather than June.

Ken recapped the expenses totaling \$7,867, which included the liability insurance of nearly \$1,500. and the C2 donation of \$3,200. Paula said she was able to get the Welches School District bill for \$300 reduced to \$240 for use of the Welches School facility for the annual meeting last June. In previous years, the cost had been less than \$20. However, this year we were allowed to use the school restrooms instead of paying for Porta Potties so the total price came out about the same. The price includes having the janitor unlock and lock the gates and doors plus clean the restrooms.

Paula reiterated (as reported in the August 2 board meeting) that it would not be appropriate for both her and her husband Ken, who's now the acting treasurer, to be the two persons authorized to sign the Association's checks. Therefore, she assigned Ken to be the Recording Treasurer, and Carolyn to be the Secretary/Treasurer. Daryl (prior Treasurer), Paula, and Carolyn agreed to set a time to meet at the OnPoint credit union to change the signers on the accounts to be Paula and Carolyn. Daryl reminded us that

minutes need to be submitted to the credit union showing authorization to change the signers to be in compliance with State regulation.

Fall Newsletter: Paula said no newsletter articles had been received by the October 15 due date. However, one had been received in the past few days. Paula reported that most of the newsletter is laid out but needs another small article or recipe. Carolyn volunteered to submit an article.

Carved Road Signs: A few years ago, a cabin owner undertook the Road 28 sign restoration and was given an award at the annual meeting by Fran Lanigan. At the August board meeting, there was discussion of the possibility of constructing and carving signs for all the cabin roads and the Association would pay for them. Paula asked for a volunteer to get a quote on the cost of carved signs. Buz volunteered only to learn the restored Road 28 sign was missing. It was found sometime later but in a very deteriorated state. The sign is currently at the Forest Service office and Buz is awaiting a time to meet with Fran (if the plan is acceptable to the Forest Service) and setting a time for the artist to view the sign to get the dimensions and style. Until the artist is able/allowed to see the sign, we're at a standstill. Buz will continue to pursue an answer from Fran and get a quote from the artist.

Historic Cabins: Paula said that about 50% of the Mt. Hood cabins have fallen into the Historic category with more to follow. It's the State Historic Preservation Office (SHPO) that dictates which cabins or tracts are historic, not the Forest Service. This designation will complicate changes or additions cabin owners want to make to their exteriors due to the time it takes for approval for such changes. The Association will post on its website or notify cabin owners when such information is available.

Missing By Laws: Daryl said the By Laws have disappeared from the website and he doesn't have a hard copy to re-enter them. Paula has a copy she'll send to Daryl.

Road Repair and Snow Removal: At the August meeting, there was discussion about getting a bid from a contractor to repair roadways in the cabin areas. Buz volunteered to contact the contractor who currently provides snow removal (under contract approved by the Forest Service) for Roads 32/34. The contractor reported that currently the Forest Service only has a standard contract for snow removal and does not have one for just cabin area road repair. Consequently, he would not be able to quote a price. However, if the Forest Service provides specifications and a Request For Proposal, he has the experience, personnel, and equipment to provide a bid for the repairs. (Please note the New Business article below on Forest Service Roads Meeting.)

NEW BUSINESS

Still Creek Bridge Graffiti: Guest J.J Heldmann had sent an email to the Association recently reporting massive graffiti on the bridge on Road 10 and asked what could be done about it through the Forest Service. In a call to Clackamas County, Daryl

ascertained that the bridge belonged to the country, not the Forest Service. He has contacted the Gang and Graffiti Division and forwarded the pictures taken by J.J. of the graffiti. The Gang Enforcement officer immediately recognized the works of the tagger who has tagged all over the county but has yet to be caught. The supervisor of the division is to inspect the vandalism in a day or two and determine how it can be erased without environmental damage to the creek.

Paula reiterated the Association By-Laws to support the Forest Service and all government agency objectives and proposed a Graffiti Task Force be formed to check on all the bridges in our area and work with the county and/or Forest Service on abatement. J.J., Amelia and Daryl volunteered to form the task force. Daryl will contact Sara McClurg, the Clackamas County Sheriff Crime Prevention Officer. She spoke at the annual meeting last year and is eager to work with us on issues. The task force will survey all the bridges, take pictures of the graffiti (document it) and forward the report to Sara.

Forest Service Roads Meeting: Paula said there will be a meeting of interested parties on November 6, 2014, at the Zig Zag Forest Service office. The Forest Service is planning to spend a large sum repairing old logging roads, most of which are infrequently used, which seems to be at the expense of the well-used cabin roads most of which are in dire need of repair. Paula plans to attend and invited anyone to join her.

Oregon Forest Homeowners Assn. Board Meeting: Amelia, the newest board member of the OFHA and representing the Mt Hood tract, attended her first board meeting in September. The majority of the meeting was spent discussing the ramifications if the Cabin Fee Act does not pass Congress this year and the devastation to the cabin program. There was also discussion about ways to get more cabin owners to join the association. Amelia is now the new OFHA secretary. Congratulations.

Cabin Fee Act Update: Paula, who is a board member of the National Forest Homeowners, gave an update on the status of the bill to change the permit fee cost structure to be affordable and consistent among all the tracts nationwide. The most recent hang up has been approval by the Congressional Budget Office (CBO) that the bill be either revenue neutral or positive. To adjust to those parameters, the C2 Committee needed to add \$50 to each tier of the proposed fee structure to make the income revenue neutral. It now looks as though there's a good chance the bill will pass both the House and Senate before year's end as there is no opposition from the Forest Service or members of Congress. Time is of the essence. The C2 Committee has spent countless hours and over \$500,000 trying to get a bill before the U.S. Congress. The current lame duck Congress may be our last chance to pass a bill. Paula said NFH will be sending a plea for everyone to send letters to their Congressmen to get this legislation passed immediately. Paula will draft a set of sample letters and Daryl will put it on the website for people to use as outlines for their own letters.

Board Positions: Both Joel and Tom's positions expire this month. Additionally, there is still a Board vacancy. Both Joel and Tom agreed (and approved by the Board) to remain on the Board for the next three years with their terms ending in 2017. As voted upon and approved by the Board, the open position will be filled by Jeff Mayhew, a relatively new cabin owner. Jeff would like to see more cabin use. Many cabins sit idle year in and year out. Even though the Forest Service permit states a cabin must be occupied a minimum of 15 nights a year, but the rule is not enforced and increased utilization will build increased involvement in stewardship of the forest.

Membership Cards: Paula will put an article in the newsletter encouraging members to submit photos appropriate for the membership cards - wildlife, creeks, scenes, etc. The winner's photo will be on the front of the membership cards that were new this year.

National Forest Homeowners Annual Conference: Paula announced that the 2015 NFA Conference will be held in Vancouver, WA, May 1 and 2, 2015, at the Heathman Lodge. She encouraged everyone to attend.

Loss of Permits: Fires and floods have caused the demise of many cabins nationwide over recent years. Originally, there were 20,000 cabins. The current number hovers below 14,000. If the Cabin Fairness Act (CFA) doesn't pass, there will be a huge loss as people walk away from or dismantle their cabins. The permit fees in some areas are between \$16-27,000 per annum. Even if CFA passes, owners with those huge fees will still have to pay the 2014 high rate. To keep the cabin program viable, a high level of cabins must be maintained. Mt. Hood has lost three or four cabins in recent years. One was considered derelict for lack of permit fee payment last year and the Forest Service had it razed. Flooding has taken the rest. So far, the Forest Service has not established a policy for "alternate" or "in lieu" lots when cabins are destroyed which means the numbers decrease when the cabin is no longer used or usable.

Website Revamp: Experience and changing times suggest that our website be updated. Daryl decided to change the system to require his authorization for anyone to post on the blog because links were getting posted that directed users to other sites. The site though needs more links to pertinent sites for cabin owners. Paula stated having our data base on the website would be more expedient for Association officers and board members. Both Daryl and Jeff acknowledged they know either website engineers or designers whom they could ask to meet with the Association. Paula stated she would welcome their involvement with her to explore our options.

Summer Board Meeting: Traditionally, the summer Board meeting is held at a cabin followed by a social hour with spouses. Paula has offered to host the 2015 meeting.

9:10 pm - meeting adjourned.

2015 Calendar

Feb. 02 - Board Meeting
May 01 - Spring Newsletter Article Deadline
May 04 - Board Meeting
May 15 - Spring Newsletter to the printer
May 23 - Highway Clean-up
Jun 27 - Annual Meeting
Aug 01 - Hoiland Cabin Board Meeting
Oct 15 - Fall Newsletter article deadline
Oct 30 - Fall Newsletter to printer
Nov 02 - Board Meeting