

MT. HOOD FOREST HOMEOWNERS ASSOCIATION
Board of Directors Meeting
Ken Hoiland's Office
May 09, 2016

Members Present: David Gearing, Joel Grayson, Treasurer Michael Halligan, Doug Hartley, President Paula Hoiland, Vice President Scott MacCaskill, Jeff Mayhew, Secretary Carolyn Raz

Absent: Bruce Bauer, Ken Hoiland, Amelia Wilcox

Guests: Chris and Ray Ambling, Road 12; Buz Raz, Road 34

Agenda Approval: Joel made the motion to approve the Agenda as presented and seconded by Michael.

Minutes of February 1, 2016 Approval: There was unanimous approval of the Minutes of the last meeting with no changes.

Treasurer's Report: Michael stated that donations in the amount of \$1,165 and dues of \$7,320 had been received. The dues represent 244 of the 552 cabins. It was noted that more people have paid earlier this year amounting to \$700. Also, about 51% of the members opted to pay their National Forest Homeowners (NFH) dues along with their MHFHA dues.

The major expense was the newsletters which totaled \$2,159. This is more than previous years when Paula and Ken did most of the work plus there were more pages this year. The printing expense will be reduced next year because members will be able to receive the newsletters via email.

OLD BUSINESS

Bylaw Revisions: Paula had emailed the finalized copy of the Bylaws to the Board members to review prior to the meeting. A suggestion was made to add that only members with a password would be able to access the website. However, it was determined that it is an administrative issue and doesn't need to be included in the Bylaws. The Board voted unanimously to submit the revised Bylaws to the membership for approval.

Prior to the annual meeting, the old and the new Bylaws will be placed on the website. Hard copies of the revisions will be available at the annual meeting. Judy Ervin, the expert parliamentarian who revised the Bylaws, will be invited to answer questions prior to the voting by the membership. Members will be given a green card to hold up when voting.

Website Update: Some Board members are not getting the links to the website. Everyone needs to be signed up to receive these links. About 120 cabins are signed up on the website.

Database Update: Fran Lanagan, Summer Home Administrator, is sending new owner information to Paula who in turn sends a welcome letter. There has been a good response. Paula received a new list of cabin owners from Fran and Paula has been able to merge that list with the MHFHA list to bring our database current.

Stream and Road Restoration: River restoration on Road 12 is in progress using trees blown down in last winter's horrendous wind storm. Also, trucks are carrying gravel and rock to restore the road damage on Road 12 beyond the cabin area.

Provider List: The list of recommended service providers needs to be rebuilt on the website. These are services such as carpenters, plumbers, chimney sweeps/repairmen, contractors, etc.

Road Repair: The Forest Service is getting another bid to repair the Road 20 bridge, which has long been closed. The structure is sound and the surface is repairable for about \$150,000. Bridges are inspected every 20 years.

Roads 20 and 31, which are paved, have generated the most complaints. The Association doesn't have the funds for repaving. In some cases, the Forest Service has reground paved roads to make them gravel when funds are not available for repaving. It was noted that large trucks, such as PGE, also contribute to the road damage.

The Roads Committee will try to get a map of which roads belong to the Forest Service and which belong to Clackamas County and see if some funds from each can be obtained for repairs. The Forest Service is not responsible for the cabin roads, as clearly stated in the cabin permits. The Committee will also ask the Forest Service for

their list of people, perhaps Forest Service retirees, who are possibly knowledgeable about road repairs, for their assistance.

Annual Meeting: The notice will be mailed May 17th.

NEW BUSINESS

Oregon Forest Homeowners Assn: Oregon and Washington are the only states with state associations. The OFHA sent a letter to its members a few months ago requesting input on whether the Association should disband. It was felt that at least a skeletal association should remain in case major issues arise.

Revocation of FS Permits: Paula reported that some permits are being eliminated for lack of permit payment. Those permits are not being reissued, thus reducing the number of cabins.

Pharmacy Closure: The Hoodland pharmacy has been broken into three times within a short period recently due to a big drug problem on the mountain. As a result, the pharmacy has announced plans to close.

Proposed Budget: Treasurer Michael Halligan estimated the dues to be collected at \$10,500. He proposed a budget of \$9,169, which includes the monthly charge for the website which is based on the number of members. Paula will send a survey to the membership prior to the Annual Meeting to ascertain what cabin owners would like to see done with our funds.

Highway Clean-up: Paula reminded that the semi-annual Highway 26 clean-up will be May 28. The morning shift will work one side of the highway, while the afternoon shift will clean-up the other side.

Summer Board Meeting Venue - August 13: The meeting will be held at the Raz cabin (#36) on Road 34 at 2:00 pm, followed by a social hour with spouses at 4:00 pm.

Future Meeting Topics: What triggers a cabin transfer fee and how to put a cabin in a trust. (There needs to be a separate trust for, each, the permit and the cabin.)

Annual Meeting

Speakers:

1. A representative from the Clackamas County Sheriff's office to address the drug issue.
2. The Forest Service biologist has been asked to speak again on the damage wreaked by winter storms and how the downed trees will be used.

3. A representative from the Hoodland Fire Dept. will be asked to speak.
4. It was suggested someone to speak on invasive species.
5. Though not confirmed, the Forest Service road manager has been invited.

Bylaws revision vote.

Election: Current Board members David Gearing, Jeff Mayhew and Carolyn Raz agreed to accept another three-year term, if approved by the membership.

Likewise, there will be a vote on electing Ray Ambling as a Board member to fill a current vacancy.

2016-17 Calendar

June 25, 2016 - Annual Meeting (Welches Elementary School)

Aug. 13, 2016 - Board Meeting at Raz cabin

Nov. 07, 2016 - Fall Board Meeting

Feb. 06, 2017 - Winter Board Meeting

9:15 pm - Meeting adjourned