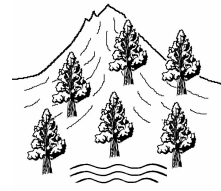


Cascade View Estates HOA Board of Directors



October 23, 2009

Meeting Notes for October 22, 2009 4:00 PM at The Greens

Meeting Attendees:

Board members present: Bruce Maggio, Bob Haak, Earl Cordes, Pete Wilson, and Roiann Santos

Board members absent: None

Quorum present: yes

Others present: John Seitter and Mr. & Mrs. Smith

Proceedings:

Meeting called to order at 4:00 pm. by Bruce Maggio.

Agenda items addressed:

1. **Mr. & Mrs. Smith's Unscreened RV.** Mr. and Mrs. Smith were quite angry and upset. They feel the HOA is singling them out for their RV. Quite a lengthy discussion followed detailing the Smith's belief of being picked on. The BOD's attempted to assure them the HOA is administering the CC & R's fairly to all homeowners regarding unscreened RV's.
2. **Discussion of 2010 Board openings.** BOD Bob Haak and Pete Wilson's terms will be up 2010. The BOD agreed to send a note with the yearly dues statements asking for volunteer candidates to fill the two positions.
3. **HOA past due policy for delinquent accounts.** The BOD unanimously agreed to send a note with each dues statement detailing our new policy for unpaid HOA dues. It includes a delinquent account policy with unpaid accounts sent to collection if not paid in full by April 30 of each year.
4. **Discussion on CC & R Parking revision.** The BOD discussed adopting a "Courtesy Policy" allowing some unscreened RV Load/Unload and Cleanup time. It was determined the BOD needed more time to consider the effects of unscreened RV time.
5. **Review current Landscaping contract.** The BOD unanimously agreed the current Landscaping Company Blake and Sons is doing a great job. However, our 2010 budget will not include an increase upon contract renewal (Feb 2010). We may need to get additional Landscaping bids if Blake and Sons will not renew.
6. **Review Delinquent accounts and collections.** As of September 2009, Professional Credit Service has 3 accounts that are still unpaid. To date we have paid PCS \$72 for the collection of previous delinquent accounts.
7. **Foreclosure/Bankruptcy property maintenance.** The BOD agreed to follow the CC & R's for property/yard maintenance.
8. **2010 Budget.** The BOD unanimously agreed to maintain the same budget as 2009. There will not be any increases for the 2010 budget.
9. **Reserve Study and Reserve Account.** By newly passed legislation all HOA's need a Reserve Study. The BOD agreed to hire a qualified person to perform the study and that will determine the amount of money in the reserve account.
10. **Redmond Police letter for "Dogs at Large".** The Redmond Police Chief sent the HOA a letter to remind all homeowners of the Redmond City Codes for Animals. The letter and City Codes will be posted on the Website. We also discussed the Phase 10 property "NO Trespassing" signs were only posted on the dead-end Zenith Place. Pete said he would take care of it.

The meeting was adjourned at 5:30 PM. The Next BOD meeting TBD.