



Arranmore Homeowners' Association
HOA Board Meeting
October 14, 2014

Board Members:

Present: Garr Nielsen, Roberta Kennedy, Sue Kirkman, Traci Galbraith, Norris Perkins, Mike LaPorte, Tony Leineweber

Guests: Doug Stiles and Hans Walitzki

Quorum present? Yes

Proceedings:

- Meeting called to order at 6:31 p.m. by President, Garr Nielsen.
- August and Septembers meeting minutes were approved.

Pool Task Force report, provided Hans Walitzki:

- The new pool pump and manifold has been installed. The equipment provides a substantial increase in energy efficiency and lowered utility bills.
- The pool and its mechanics are in working order and due to age and State of Oregon requirements, additional improvements to the pool; spa and pool house will be explored.

Architectural Committee report, provided by Mike LaPorte:

- Trip hazards found on our cement sidewalks were ground down. In an area of undulating walkway, caused by tree roots and located across from the pool, a walkway tile solution is being tested. Should the tile solution for path repair prove successful, it can be used for additional path repairs planned for next year.

Landscape Committee report, provided by Bobbie Kennedy:

- The irrigation system will close down on October 27, 2014.
- A drainage issue area near lot #133 has been identified and is being investigated.
- Sod will be removed from two areas lots #113 and #144, and likely replaced with plantings.
- Two pine trees, #4 and #5, located on the pool berm have pine bark beetles and will be removed. A dead cherry tree, at the bottom of Midmar, has been identified for removal. A motion was made by Roberta Kennedy, to remove #4 and #5 pine trees on the pool berm and the cherry tree at the bottom of Midmar. The motion was seconded and approved by the board unanimously. Homeowners in the immediate area will be notified, and the information will also be published in the Arranmore Newsletter.
- The pool berm is to be included in the Reserve Study and additional infected trees will be removed in 2015.

Pool Committee report, provided by Sue Kirkman:

- The pool and pool house will be cleaned and closed for the winter October 18-19, 2014.

Finance Committee report, provided by Tony Leineweber

- A review of the 2014 Arranmore Homeowners' Association budget is on track.
 - The cost of managing financials next year will increase and be addressed in next year's budget. Tony Leineweber made a motion on behalf of the finance committee for the Arranmore Homeowners' Association to engage Schwindt & Co as our CPA for a cost of \$1,950 annually for a three year term plus an additional \$300 per year for tax preparation. The motion was seconded and approved by the board unanimously.
 - The 2015 Budget is historically similar to the 2014 budget.
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- The board meeting adjourned at 8:09pm.
 - Minutes respectfully submitted by Secretary, Traci Galbraith