

Bridle Springs Home Owners Association

Board Meeting 1-4-20

Laura Read called the Board of Directors meeting to order on January 4th 2020 at 6:30pm on a virtual video conference meeting. Directors present included Juston Alexander, Dave Villani, Laura Read, Gabe Flores, and Kevin Fandrem. There were 8 owners present. Kurt Powell of Willamette Community Management was present.

Minutes: The Board **ADOPTED** a motion to approve the minutes from December 2020.

Financial Statements: The Board **ADOPTED** a motion to accept the financial statements for December.

Mailbox Cleaning: The Board **ADOPTED** a motion to have Juston Alexander contact Valley Pressure Washing to have the washing done on the mailboxes.

ARC Topics: The Board reviewed ARC guidelines and will discuss it at the next meeting with regard to house paint colors.

Christmas Light Contest: The Board offered congratulations to the winners of the Christmas light contest. 4203 Winners Circle - 1st place/kids choice, 350 Casting - 2nd Place, 245 Derby - 3rd, 4219 Winners Circle - 4th, and 207 Canterbury and 4104 Rosehill - tied for 5th place.

Tree Questions: The City of Albany asked if Bridle Springs would be interested in sharing duties to maintain trees between the sidewalk and the street and the sidewalks themselves since they have limited funding for such efforts. Juston posed some questions to the Board on the topic: Would the City give discounts/breaks elsewhere with water if the HOA takes on maintenance to their property? What stance do other cities take? Has the Board considered a letter on how to remedy the situation and getting a legal opinion? If the City isn't willing to get sidewalks or trees fixed in a timely fashion, should the Board draw more attention to the matter and consider it a safety issue with the City? The Board **ADOPTED** a motion to not take on any maintenance responsibility at this time for sidewalks and trees in the community belonging to the City of Albany.

New Owners in Bridle Springs: The Board wished to welcome new owners: Robert and Camey Berry on 305 Casting St, Austin Havlin on 445 Derby St SE, Ryan and Sydney Thomas on 222 Casting St, and Ruben and Patricia Looza on 425 Casting St.

Christmas Lights: This Saturday at 10am, the Board will take down the Christmas lights in the park.

Kevin Fandrem is in the process of selling the home and resigned from the Board effective Jan 31st 2021.

Owner Mike Louk commended the Board on their decision with the tree issue on the City of Albany to stay out of it.

Kevin Fandrem noted the Board received an email on animal waste and encouraged owners that the point of the waste note is not to penalize owners that pick up after their pets even though the pets may defecate on other yards. Rather - it's to penalize those owners that don't pick up after their pets.

Mike asked if owners get copies of the covenants when they move in. Willamette Community Management sends welcome letters to all owners with copies of resolutions and governing documents.

The Board briefly discussed correspondence with the Board on the wording of enforcement letters given to owners and made no motion.

The meeting adjourned at 7:08pm.