



HFVOA Board of Directors Meeting

August 27, 2024

1. Call to Order and Roll Call at 6:32 pm

A quorum was achieved by the attendance of Board Directors Saba Anvery, Laurie Anderson, and Sean Campbell. Jade Black was absent. There were about four other lot owner participants, on and off, during the meeting. The meeting was held via Zoom.

2. Adoption of meeting's Agenda

The Agenda of the Meeting was adopted with no changes.

3. Approval of Minutes for prior Board Meeting

Approved the July 25th Board Meeting Minutes with no changes.

4. Perimeter Land Management Report – Don Shannon

Don has checked the perimeter, and the Plants are becoming overgrown. Cascadian will bring the plants to 6 feet in September. This delay in trimming is to preserve the plants' lives.

5. Architectural Review Committee (ARC) Approvals – Saba Anvery

The ARC worked on the following requests and approvals in August:

5 roof replacement approvals

1 garage door replacement

1 exterior paint approval

1 side fence approval

6. Architectural Review Committee (ARC) Report – Saba Anvery

The ARC had their monthly meeting with Blue Mountain on August 26th. The ARC approved seven fines focused on fences and yard maintenance.

There were some erroneous notices sent out by BM regarding browning grass. If you got that notice, please ignore it. It is OK, by our ARC rules, to let the grass go brown as long as the yard is maintained otherwise.

When you get a notice or fine from BM you need to contact them via email or phone.

They do not check Townsq. The way to contact to BM:

- You can call Blue Mountain at 503-332-2047 and leave a message with your name, address and concern and a member of our team will call you back.
- You can email to courtney2@bluemountaincommunity.com with your name, address, community, and concern.



7. Treasurer Financial Report – Laurie Anderson

Since July 23rd everything has been on track, and there has been no current issue with the finances.

8. Communications Report – Sean Campbell

This month, the newsletter will be sent out with information on contacting Blue Mountain. As well as automating our Garage Sale notice for next year.

9. Unfinished Business – Saba Anvery

- a. Laurie had no new updates for the Anchor Shrubs. This will be set aside for the next meeting.
- b. The city of Hillsboro does not create memorandums for stated responsibilities. The CC&Rs will need to be updated to indicate that the HOA does not maintain the West Side of Shute Road. The city will take over responsibility for Shute Road.

10. New Business – Saba Anvery

- A. Laurie will resign from the board and will fill in until a suitable replacement can be found.
- B. Motion: Vote Janey Baker as our new Treasurer for the rest of Laurie's term. Saba, Sean, and Laurie all voted yes. The motion was Approved, and Janey Baker will take over as treasurer.

11. Adjournment of the meeting was at 7:01 pm. The following routine Board meeting will be held via Zoom at 6:30 pm on Tuesday, September 24th.