



## HFVOA Board of Directors Meeting Tuesday January 27, 2026

### 1. **Call to Order and Roll Call** at 6:33 PM

A quorum was achieved by attendance of Board Directors Linda Slechta, Janey Baker, Su Buxton, Saba Anvery and Sean Espinosa.

### 2. **Adoption of meeting's Agenda**

The Agenda of the Meeting was adopted with no changes.

### 3. **Approval of Minutes for prior Board Meeting**

The December 16th meeting minutes were approved with no changes.

### 4. **Perimeter Land Management – Chair Sean Espinosa**

- a. Provided feedback to Cascadian to make sidewalks safer.
- b. Will relook at the monthly maintenance contract when the landscape is updated.

### 5. **Perimeter Landscape Committee - Linda Slechta**

- a. Final details are being worked out with the supplier. We had our lawyer review the contract and changes were made to the contract.
- b. Motion by Linda Slechta to go into executive session to discuss moving forward with this project with the supplier. Seconded by Saba Anvery.
- c. Motion by Linda Slechta to go with Cascadian Landscaping to do our perimeter landscape project. Seconded by Janey Baker. Passed by all.

### 6. **Architectural Review Committee (ARC) Approvals – Chair Linda Slechta**

- 1 New front door
- 1 Landscaping and shed
- a. What is the purpose of the orange cards that we have continued to disperse when an approval is granted. Can we discontinue this?
  - i. When it is displayed, it is visual proof for everyone to know that the work has been approved by the ARC.
- b. What is the reason for keeping a paper copy of all ARC approvals? Can we discontinue this?
  - i. It is recommended that a copy is kept for HOA records. Whether it is digital or paper.



- ii. New practice would be to get download from MicroHOA into HOA drive periodically.

## **7. Architectural Review Committee (ARC) - Compliance – Chair Linda Slechta**

- a. Compliance notices were sent out.
- b. Note in Newsletter again: No chickens are allowed on any property in this neighborhood. If you have them, please remove them immediately to avoid fines.

## **8. Treasurer – Janey Baker**

### **Financial Reports:**

- 1) The December financial statements look good.
- 2) We still have 14 owners who have not paid their 2025-26 annual assessment. 3 of these are in collections. MicroHOA to send late due notices to the other 11 by USPS mail.

## **9. Communications Report – Saba Anverly**

- a. The newsletter will go out this weekend.
  - i. Put in the newsletter: No chickens are allowed on any property in this neighborhood. If you have them, please remove them immediately to avoid fines. Also give reference to the ARC rules - with the page/chapter.
  - ii. Cascadian contract announcement with approximate start date and trailer information.
- b. Website update: There was a break in of a community mailbox on the westside. It's been reported and taken care of but we need to put information on our website concerning who to call if this happens.

## **10. Unfinished Business - Linda Slechta**

### **a. Elections - Saba Anverly**

- i. Saba puts forth a motion to conduct election by electronic/written ballot in lieu of an owner meeting (ORS94.647). Seconded by Linda Slechta. Passed unanimously.
- ii. Saba puts forth a motion to select Harker's law firm to be the 'election teller'. Seconded by Janey Baker. Passed unanimously.



Hawthorn Farm Village Owners' Association (HFVOA)

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- iii. Update on how many Intents to Run have been received and where they have been posted on the website.
  - 1. 3 have been received

**11. New Business – Linda Slechta**

- a. There was a break in of a community mailbox on the westside. It's been reported and taken care of but we need to put information on our website concerning who to call if this happens.

**12. Open Forum**

- a. Noise made by cars. Is there a policy to limit the noise?

**13. Adjournment** of the meeting was at 7:37 PM.