

DOGWOOD MOUNTAIN HOMEOWNERS ASSOCIATION
2022 ANNUAL MEETING MINUTES

Sunday September 18, 2022

The meeting was called to order @ 11:43a.m. and adjourned @ 12:43p.m. There were 14 lot owners and 21 in attendance with 23 proxies. Everyone in attendance introduced themselves.

Board Members and Quorum

Treasure Patti Chilpigan announced that she had found in our by-laws that a quorum for our meeting is 40%, not 50% as previously thought. So last years annual meeting the board members that were voted in are officially approved. President Alvin Mendonca announced that Kevin Thomas sold his property and resigned from the board. Karin Jones volunteered to take his place, Patty Chilpigan made a motion, Crystal Van Aacken seconded and all in attendance approved. Karin Jones is approved as a Board Member at Large.

*Alvin Mendonca – President

*Patty Chilipigan – Treasurer

*Judy Errecart – Interim Secretary

*Crystal Van Aacken – Board Member

*Peter Chilipigan – Board Member

*Susie Van Aacken – Board Member

Roads and Signs

Robert Van Aacken is still in the process of working on the upper entrance sign. Much was discussed regarding people trespassing into our subdivision during the winter months. Everyone agreed no parking signs need to be placed at both entrances and several volunteered to install them. Patty Hopelian made a motion to approve a \$400 budget for such project, Kristal Petty seconded and all approved.

The need for blind spot mirrors was discussed, and volunteers agreed to install those. Patty Chilipigan made a motion to approve a \$500 budget, Judy Errecart seconded and all approved.

Damages to our roads before and especially after the Creek Fire was discussed. Patty Chilipigan has been in contact with our county rep, Jennifer Cavalla. Due to the high cost and not enough funds in our budget for the county to make the major repairs, Peter Chilipigan volunteered to

buy road patch for the worst areas and install it himself. Peter made a motion for a \$2000 budget, Stephanie Mendonca seconded and all approved.

Other Business

The need to add new owners to our list of contacts.

Trash cans and the ongoing problem with some owners was discussed.

Rentals being a problem and the renters parking on our roads during the winter because the owners are not paying to have their driveways cleared is an issue.

Everyone discussed not allowing short term rentals at all and if it is not currently in our CC&R's to make an amendment to add that language. A motion was made by Stephanie Mendonca, Karin Jones seconded and all approved.

After reviewing CC&R's; Board will send a letter to all lot owners and homeowners addressing issues of concern if appropriate.

Robert Van Aacken requested his company be added to the letter as someone an owner can contact to have their lots cleaned of dead trees and debris. And if possible, our website as well.

Financial Report

Patty Chilipigan read the financial report. Stephanie Mendonca made a motion, Pete Chilipigan seconded and all approved.

Meeting Adjourned