

Mariana Cove Homeowners Association
Annual Meeting Minutes
November 20, 2013 at Namaqua Elementary School Library

David Carmichael, President of the HOA Board of Directors called the Annual Meeting to order at 7 p.m. Board members present included Tom Boesch and Connie Ephland. Marilyn McIntyre Koch and Michael Laughlin were excused. HOA members in attendance included Bob and Marilyn Wiltgen, property managers; Shawn Campbell and Merry Poppa, Design Review Committee, Donna Rafferty, Rosemary Cagnia, Jim Poppa, Rudy Hessling, Morley and Liv Tobey, David Anderson, Steve Moore, Ray and Pamela Walker, Lois Ambler, Mark and Holly Trumble, Rob and Brenda Poston, John Helzer, Paul and Sue Linger.

Minutes: a motion was passed to wave the reading of the last annual meeting minutes.

Reports of Officers: Shawn Campbell, Chairman of the DRC reported that a new home build will occur in the spring of 2014.

Reports of Committees and Property Managers: Bob Wilgen expressed gratitude to community volunteers who provide water to the common areas: Sonja Ellis, Paul and Sue Linger, Bob and Linda Bower, Eric Vanix and Chris Backs. Other volunteers helped considerably with the ditch clean up including John Helzer, Shawn Campbell, Bob Nagle, Tom Boesch and David Carmichael.

Bob went on to discuss the ditch issues and said the hours that the volunteers put into the cleanup saved the HOA a couple of thousand dollars. The Buckingham Irrigation Ditch Company paid the HOA \$1800 for their portion of the cleanup and the HOA expended \$2257 for tree trimming and removal. Future issues with the ditch include erosion and path repair. Bob explained further the due diligence of the board during this process. The HOA Board and BIDC Board function with a Letter of Intent for the \$1800 cleanup cost and future weed and grass spraying during the spring and fall at the BIDC expense. Following a good deal of discussion, Rudy Hessling requested to go on record that he objects to the ditch company coming within fifteen feet of his property. In addition, Rudy stated that the board catered to the ditch company.

Bob reported that the path needs rocking and money is allocated in the budget.

Marilyn presented the 2013 budget report and the proposed 2014 budget. The annual dues will remain \$340.

Election of Directors: David thanked Tom Boesch and Connie Ephland for their service on the Board. It was moved and seconded to approve the nominations of Merry Poppa and Chris Viamonte as members of the Board.

Unfinished business: The 2014 proposed budget was passed unanimously.

David reported that the proposed natural area west of Boedecker is still in discussion with the city.

Volunteers were recruited to help with the Christmas decorations.

Shawn Campbell reported that the DRC needs to approve any exterior improvements to a home including landscape and paint.

Marilyn reported that the HOA is in the process of developing a website that will provide information about Mariana Cove.

The meeting adjourned.

Respectfully submitted,

Connie Ephland, Vice President
Mariana Cove Board of Directors