

CAMERON HOUSE H.O.A.

BOARD MEETING

May 27, 2010

MINUTES

Meeting Location: Recreation Room, 5540—5596 S.W. Murray Blvd. Beaverton 97005

Board Members Present: Beryl Parker, Lynda Roy, Mary Ann Frisch

Board Memers Absent: Adrienne Masin, Christine Lutjen,

1. **6:15 P.M. OPENING OF MEETING**

Minutes (provided and approved of most recent meeting): March 24, 2010

2. **REVIEW OF AVAILABLE FUNDS:**

Current Funds Available as of bank reconciliations (4-30-10):

\$ 254.78 General Operating Account

\$ 6,757.87 Money Market Account

Financial Reporting for Fiscal Year just ended, 4-30-10.

Proposed Budget for New Fiscal Year, 5-1-10 to 4-30-2011. There was

There was brief discussion of the financial reporting provided. There was a motion passed to accept the new proposed budget with an average monthly increase of approximately \$35 per homeowner. The monthly dues calculations would be based on the square footage of each unit. The reasons for the increase are recent emergency water line repairs and the lack of necessary savings.

Review of Homeowner Balances: There was only one homeowner that was significantly behind with their monthly dues.

3. **OLD & NEW BUSINESS**

Attic Issues: Attorney Response.

There was discussion of the need for long term maintenance of the attic areas of all units and the estimated cost. The HOA attorney consulted by the property manager identified some of the options in an opinion letter to deal with the issue. After a discussion of the attorney opinion there was a board motion passed to move forward with the suggestion of having the attorney draft an amendment for voting. The amendment if passed would require that each homeowner maintain their own attic areas above their own units both now and in the future.

4. **HOMEOWNER REQUESTS IF ANY**

There was brief discussion of some pole lights that are not working behind unit 5550 that need repair or bulb replacement.

Next Meeting: Thursday, June 24th, 6:30 PM, Annual Meeting

** ADJOURNMENT: 7:00 PM

Respectfully Submitted,
Tim Benintendi
Property Manager, Broker