

Inland Shores HOA
Homeowners Advisory Committee (HAC) Meeting Minutes

Monday, Nov 30th, 2009

The regular meeting of the **Home Owners Advisory Committee (HAC)** began at 7:00 PM, November 30th, 2009, at the City of Keizer City Hall. Jon Ross, Chairman, chaired the meeting. Robert Howery, Inland Shores Board of Directors President also attended. The Inland Shores Board of Directors meeting was scheduled to follow the HAC meeting. Twenty-Six homeowners signed the attendance roster. The June 8th, 2009 HAC meeting minutes were not read.

1. Finances- Chairman Jon Ross reviewed the long-term finances. Based on predictions, the reserves would be below an acceptable level in the year 2014.

2. Management Services- Two companies responded to a Request for Bids for management services for 2010, CMI and Taylor Management. The Committee selected Taylor based on three factors: cost savings, locally owned, and faster response. This change will be effective Jan. 1st, 2010. Transfer of homeowner payment of dues should be smooth.

3. Renters- No renters were present by a show of hands. A means needs to be devised to contact renters. Mailings go to owners, many of whom do not live locally.

4. Homeowner Dues- Dues will be increased from \$66 to \$70 a month effective Jan. 1st

5. Parking- Overnight parking on Lakefair continues to be a problem. Complaints have been filed with the RIC. There is no feedback.

6. Budget- Jon handed out copies of the year 2010 budget plus the Assessment Funding Model Projection. Major cost items are predicted to be asphalt resurfacing and wood fence replacement.

7. New Gates- The Nov. 2009 Newsletter sent to homeowners had an item stating the Board needed input on gates at Lakefair and at Sonata. It is believed a gate at Lakefair would result in blocking up traffic onto Lockhaven and is not recommended. It was not clear what the purpose was of a gate at Sonata. Some homeowners asked if the idea was to create a gated community. It was recommended that homeowners interested in a gate, create a committee and present their ideas to the Board of Directors.

8. Staats Lake Fishing Permits- New permits will be issued in the near future, replacing the existing permits. A suggestion was made to re-stock the lake. It was agreed this was a Staats Lake Board issue.

Meeting adjourned 7:50 PM

Ronald E. Hart
RONALD E. HART