

## Hendricks Hill Homeowners Association – 10/09/2018 Meeting

Present: Gena Hutton, Paul Hawkwood, Craig Phillips, Michelle Hussey, Barb Dewey, Mike Gelardi, Ken Moszeter, Kelley Borgman, Jessica Swain-Bradway, Sally Boggeman, Hallie Hoskins, Wendy Jacobson, Meg Hamilton

Committee updates as follows:

### Roads

Slurry coating is completed. Minor follow up is needed, e.g., repairing diverters. This Friday, 10/12, Pave Northwest will be back to crack seal in the first (lowest) cul-de-sac.

The Board has elected to hold off on painting lines on our streets for designating parking spaces.

### Landscape

Cummings tree service will come by to remove some dead trees around the neighborhood.

It was suggested that the HOA have our various retaining walls formally assessed for integrity and potential cost for replacing. The Board worked with KA Engineering for an initial review, but they charge \$10,000 for a full assessment. We will not move forward with this assessment, but will consider planting native plants to reduce erosion and support the hillside.

Mailbox kiosk lighting: Ken Moszeter has researched longer-lasting bulbs. We'd like to transition to LED bulbs with a 20,000 hour lifespan, as the current bulbs burn out.

### Finance

Expenditures slightly outweigh budgeted amounts, consistent with previous months. Regarding the

[reserve study](#), we need to develop a strategy for a gradual increase in dues. An increase is necessary to actively mitigate risks to our property (e.g., large trees falling in winter) as well as to improve the safety and livability of our neighborhood. Please watch for a communication in the mail that will outline our strategy.

### Architecture

Approved home alteration pending completion:

- 3059 Hendricks Hill: extending the retaining wall around the corner of their property a bit further.

### *To All Homeowners:*

Please remember that all changes to homes and yards must be reviewed by the Architecture committee before starting. Failure to receive approval will result in fines according to the HOA's Fine Policy. Please consult with Gena Hutton or Kelley Borgman if you have plans for modifications. Contact information is on our website.

Several homeowners have completed projects without approval. They will be contacted as to steps necessary for resolution.

### Next Board Meeting

December 4, 2018

6:00 – 7:30 PM

3002 Hendricks Hill Dr.

HENDRICKS HILL HOMEOWNERS ASSOCIATION  
PO Box 1045  
Eugene, OR 97440

***NEXT MEETING:***  
***December 4, 2018 @ 6:00 PM***  
***3002 Hendricks Hill Drive***