

**CENTENNIAL TRAIL HOA**  
Board of Director's Meeting

***January 27, 2014***

The Centennial Trail HOA Board meeting was held January 27, 2014 with board members Jean Hauser, Andy Edmondson, Dot Jackson, Gail Smith and architectural committee members Jim Burton, Sandy Edmondson, Kent Zaitz present. Randy Doriese also attended.

The following items were discussed to prepare for the annual meeting scheduled to be held Thursday, February 6 at 7 P.M.

- **Budget** – Andy presented the proposed budget for this coming year. We had no unusual expenses in 2013 and were able to add \$1286.00 to our reserve fund that we are trying to reach \$10,000. The board decided to recommend the annual dues stay at \$450.00
- **Annual Picnic** – We will need a chairman and set a date.
- **Spring Cleanup Day** – We will hold it in late April and encourage our new, younger owners to participate. Torii's cleanup does not include mulch, trimming rose bushes, etc. We will need a chairman for this as Lois will only act as a consultant.
- **New State HOA Regulations** – The state requires all HOAs to have written policies on collecting late dues. We voted to follow set rules that will be provided to all homeowners either by email or US mail. Jim Burton brought up that we may not have a published list of members contact information without their permission. We will create a "social list" for the neighbors of owners that give permission. No outsiders will have access to this.
- **Drainage Right A Ways** – Dot gave us the latest on report of city action on non compliance of drainage areas as they have the right to enforce clearing if they so decide. To date they have not met on this subject. We will encourage everyone to be good neighbors and have the drainage on their property be functioning as originally designed. Charles Minter will come to the annual meeting and report on what the surveyor hired by us has reported.

There were no other items for discussion and the meeting adjourned.

Respectfully Submitted,

Gail Smith, Secretary