

To: Members of Glenwood Bridge & Road Maintenance Assoc. (GHOA)
From: Leora Gregory, Secretary/Treasurer
Subject: Agenda for our 2023 Meeting

WHEN: 7PM on Wednesday, 8/23/2023

WHERE: Carol Stewart & Sean Senko's yard: 18069 NW Grimmert Dr.-corner of Glenwood & Grimmert

AGENDA: (Remember that you can designate someone who can represent you at the meeting as your proxy voter – all proxy votes will be recorded)

1. Call to order.
2. Introductions of neighbors (name/road)
 - A. Sarah, Jake Lorenz and their dogs moved in, and Ember and the 2 horses followed.
3. Approve Minutes of meeting of August, 2022. (see attached)
 - A. Go over Decisions made from last year's meeting (See Appendix) in lieu of reading minutes before approval.
4. Treasurer's report and any dues in arrears (as of 8/19/2023) (i.e., before new dues assessed)
 - A. Expenditures totaled \$4513.59 this year (\$2010.94 last year). See the end of Agenda for details. Rock, Oil, and Recertification, in increasing cost, were the big expenses.
 - B. Current real balance: \$12239.03 (last year, it was \$13,373.92).
 - C. We're \$2300 (up from \$1550) in arrears from prior years from 6 (up from 5) accounts.
 - D. Haven't sent out the account statements (as of 8/19/23), yet.
5. Old business:
 - A. Fire info and Reminders on easement, the rockpiles for potholes on Glenwood Lane, ONLY, and the leash law are in the Appendix. (People have had conflicts with the dogs near the store – any who do MUST file a complaint if we are to get this resolved: 503-846-7041, office Tim Lock.)
 - B. Still only have a couple of phone numbers/email addresses for distribution to neighbors. Need contact information that you're willing to share for emergency or other needs.
6. New Business:
 - A. Had to get the Glenwood bridge recertified – recertification needed every 5 years.
 - B. Officer elections: The President's position (3 year term) is up for election. Jim Johansen has been serving this role for a number of years. Nominations?
 - C. Replace the street signs? (Jake)
 - D. Put down recycled asphalt on Glenwood? (Jake)
 - E. Recoat the bridge to prevent wear and help with water runoff?
7. Good of the order: Time to offer comments or observations about the GHOA and its work.
8. Meeting adjournment.

Leora Gregory, Secretary/Treasurer

Officers:

President: Jim Johansen (September 2020 – August 2023), ← this is the position up for grabs

Vice President: Bruce Pedersen (September 2021 – August 2024)

Secretary/Treasurer: Leora Gregory (September 2019 – August 2022)

Appendix

GHOA expenditures From September 2, 2022 through August 18, 2023:

Date	Description	Debit
11/3/2022	\$760.00 to David Glass for rocking Glenwood	\$760.00
11/3/2022	\$326.00 to David Glass for rocking the rest of Glenwood (In front of Eddy's)	\$326.00
7/28/2023	\$76.59 to Gary Miller for PGE bill for lighting the mailboxes	\$76.59
8/18/2023	\$1500 to BrettHauer to oil the road	\$1,500.00
8/18/2023	\$1851 to OTAK to recertify our bridge to 30 tons 1 engineering teck and 2 civil engineers. Recertification must be done every 5 years.	\$1,851.00

Fire information:

- How to find out about fire restrictions: <https://gisapps.odf.oregon.gov/firerestrictions/PFR.html> (select Glenwood, read panel on left – remember to scroll left panel for ALL of the restrictions)
- For everything else about wildfires: <https://wildfire.oregon.gov/> Extremely comprehensive!

Reminders:

- The easement for Glenwood Lane is 30' wide the whole length of the easement from the highway to the end of the lane (15 feet each side of the center line). The new stairs from Glenwood store is still in violation. We've already discussed that it's a safety issue, as well. Again, as long as people don't start to claim "ownership" of the easement and it's understood that any such stairways, fences, or structures in the easement may have to be removed for passage of a large load, nothing needs to be done right at this moment.
- the 2 rockpiles (one near Gary Miller's tree, and the other on Glenwood Lane at the end of Grover) are ONLY for filling potholes on Glenwood Lane.
- There is a leash law in Washington County:
<https://www.co.washington.or.us/HHS/AnimalServices/AnimalControl/Complaints/running-at-large.cfm>.
People should be able to walk their dogs (on a leash) on any of our roads without fear of a dog coming out to attack them or their dog.

Decisions:

Reminder of Decisions Made Last year:

- **Put down another load of the larger rock before winter & put down ¾ inch rock in spring. Oil the road for next summer.** We all agreed that the dust was bad, but Bretthauer, who provides the oil said that we'd be wasting our money if we oiled on top of the big rock. We decided to continue the large rock experiment, but to get a better base for winter, we should put another load of 1.5inch rock down before the rains start **[THIS PART WAS DONE – the ¾ inch rock in spring was NOT done]** **After the meeting:** The Crumes requested no more rock in front of their place, and have oiled it (at their own expense). We're watching the results, closely. **UPDATE 2023:** Crumes were happy with their results last year. Therefore, we oiled on 8/5.
- **Leora Gregory remains Secretary/Treasurer.** [**in 2023, we need a new President.** I've down-played the work that the president does, in the past, but these last few years, it's been busy

with making sure that the bridge work was done, and then wrangling to get the bridge certified without wiping out our bank account.]

- **We gave the green light for Kevin to pave down to the bridge and introduce a speed cushion.** Speed cushions are emergency personnel-approved. We expect this to solve the dangerous speed issues that Kevin and family experience. Yes, Kevin has agreed to deal with the few times snow and ice are an issue (use de-icer for ice, plow for snow). Jim said that they can add log barriers to deal with Leora's fear of a low traction slide into the creek. . . **UPDATE 2023? Any progress on arranging this work?**

Still to be done from prior years' meeting:

- **Stairs down from the backside of the Store should be reconfigured:** putting in a landing partway down and redirecting the stairs should prevent people from coming down the stairs into a potential conflict with a vehicle *(there have been some near hits)*.
- **See if there is a way to get a speed monitor,** so that we can find out how severe the safety/speed issue is from people turning off the highway down the ramp to the bridge. Sean plans to talk to Bill Hopper to see if Bill has any ideas on how this can happen.
- **Leora will change the by-laws to allow just going over decisions made** at the beginning of each meeting – this allows the current meeting to have prior context. The holdup (still) is finding the document with the by-laws. *What we're looking for has been recorded with the county, and is only about 1 or 2 pages long. That means that updating the by-laws requires re-recording them. Need to go to the county to get the recorded papers. 982009878DocEstablishingTheGHOA has no bylaws associated with it.* **Update 2023:** We've looked through Jim's box of documents and Gary looked through his – didn't see it, so to the county we must go. . .