

CHERRY RIDGE OWNERS' ASSOCIATION  
(CROA) BOARD MEETING  
TUESDAY, March 19, 2024  
6 P.M., ZOOM MEETING

- Quorum attained • Board members present, Sally Wright, Stuart Crandall & Sharon Caminiti.

Old Business

- Minutes from December 12, 2023, are approved and entered into the minutes.
- Bark dust application: Bark dust application cost has increased by about \$2,000 from last year's estimate. Bark will be laid in bare areas that contain foliage. No bioswale and only in Cherry Ridge Rock area on the knoll area on Cherry Park/Sturges. We will wait and carry this over to the June meeting.

Declined owner's request to cut trees along Cherry Park Road.

New Business

December "Draft" Budget Comparison /January Budget.

December budget indicates we continue to "over spend." We had some big projects in 2023. But on-going culprit is our administrative costs, particularly mailing(s). Our governing documents do not allow for email voting. And we do not have a complete list of owner emails (about 50%) which means we can't reach everyone that way. Even use of Facebook and email (to what addresses we have) does not reach all owners. So we have to mail all information.

Removal of sofa/trash at bioswale: Sofa is gone, trash picked up. Owner Mike Sconfienza and son did the work. They will bill us. Should be very reasonable!

Possible repair/replacement of bench at bioswale: Wayne Schulte has painted the bench and said it is in good shape. Thank you Wayne.

PGE project. PGE has right of way, It is traumatic to lose electricity throughout the area (not just Cherry Ridge). Dollars lost by businesses, etc. It will be disruptive during work. Estimate late April to start. No input on length of project.

Skate Park in Columbia Park, northeast corner of soccer field (Imagination Station et al). It is going forward.

Reports

Multi-family- Thomas Schnaars:  
Decks are finished!

Commercial- Stuart Crandall:  
Muv Fitness will open in 60 to 90 days.

Landscape- Wayne Schulte:  
No report.

Owners-Sally Wright  
Sidewalk repairs will carryover.

Update on request to clean up CROA "white Fence" line along Cherry Park Road.  
Letters were mailed to owners.

Status of email conversion / interpretation of Bylaws/CC&RS re:voting.  
Project currently on hold.

Sally attended a Vial Forthingham seminar on Resolutions. HOA is in good shape but we have  
some work to do.

- Remaining Board meetings for 2024. Zoom 6p.m.

Tuesday, June 18, Annual Meeting  
Tuesday, September 17th  
Tuesday, December 10th