

SCOTT MOUNTAIN

HOMEOWNERS ASSOCIATION



The Scott Mountain HOA Board needs more homeowners to offer input and support in a number of areas involving our neighborhood:

- We continue to partner with Clackamas County to improve road safety on both SE 99th Dr and SE Stevens, recently getting signs for recommended speed on Stevens Way reduced. Please remember that we have a lot of families with young kids, who walk to nearby Mount Scott Elementary. Drive slowly and make sure you come to a full stop at all stop signs; lead by example in your community. Remember to report concerns to the county using their online form: www.clackamas.us/transportation/roadconcern.
- Homeowners meetings have been held in person lately, but not at Clackamas Fire District as they can no longer support with community rooms. We will likely be focused on blending between online and in person meetings to keep costs low for the association. Your voice matters, make it heard. We need more homeowners to participate!
- We need more people to serve on the board! We elect three new board members near the end of each year and are always looking for more folks to join and support our community.

MEETING INFO

We meet the 1st Tuesday of the month at 7 p.m. The Board is currently looking into alternate venues for in-person meetings to reduce costs. Please refer to the HOA website or Facebook page for information on in-person or online meetings, including dates and locations. We meet ten times per year (no meetings in July or December in 2023).



SCOTT MOUNTAIN WEBSITE

Scan the QR code to access the website, including Contact Form, Covenants, By-laws, previous meeting minutes, newsletters, and other Scott Mountain info. You can also visit www.scottmountainhoa.com.

Current HOA Board Members

HOA Board members were elected/re-elected during November 2022 Annual Homeowners meeting, and these individuals will serve a three-year term through 2025. At the Jan 2023 meeting, the newly-configured Board voted on Officer positions and Committee assignments for 2023.

Officers

President: Kevin Quick
Vice President: Josh Gavrich
Secretary: Darrell Maxwell
Treasurer: John Chapman

Committee Chairs

Covenants: Ellyn Jeck
Architectural: Chuck Zwick
Environmental: David Nachand/
Darrell Maxwell
Safety: Steve Schroeder



Check out our Facebook page for real-time updates and info!

President's Corner *by Kevin Quick*

It's my pleasure to introduce myself as we start moving into this Spring's new beginnings. Our former president, Neil Gavrich, spent many years guiding and caring for our HOA, but he has stepped down to focus on other elements of his life. I've been a homeowner here for over six years and a member of the board since 2021. I will do my best to fill the position Neil so ably held and maintain our community as the new president. We saw the departure of two other board members: Mike Brumbach (Covenants) and Khristina Powell (Vice President). I'd like to extend heartfelt thanks to them for helping our community and giving us their time and energy.

This year's changes to the board include three new members: Ellyn Jeck, Darrell Maxwell and Chuck Zwick. Ellyn and Chuck are long-term members of our neighborhood, and Darrell is a recent newcomer. They have volunteered for a three-year term on the board, joining the remaining board members: John Chapman, Randy Flynn, Josh Gavrich, David Nachand, myself and Steve Schroeder. Josh has changed positions from Secretary to Vice President, with Darrell taking over as Secretary, while John remains our steadfast Treasurer. The entire board welcomes all input and participation from the community. Our contact information is on our website at scottmountainhoa.com, or you can email board@scottmountainhoa.com.

Reflecting on our neighborhood, there's a lot to admire, but also a few areas we need to attend. We have been working on maintaining the path lights: newer light designs are better at keeping the bugs and insects out (an issue that caused overheating and the blinking effects we've dealt with previously). We have a considerable amount of ivy in several of our woods, as well as other invasive species and--especially with the weather of late--some treefalls. We are working to engage with the state and county fire officials to work on another Fuels Reduction effort to address these. We are also planning to attend to path maintenance and potentially adding a bridge over the storm drainage stream in the central woods near the picnic table. Finally, we are planning to replace the monument signs for our neighborhood, as described in a separate article in this newsletter.

On the topic of age, many of our homes are over 50 years old now, and we maintain our image as a pleasing and quiet place in the trees, separate from the hustle and bustle of nearby commerce and traffic. However, there are a few more maintenance items people are attending to these days than there were in the early days. Please involve the Architectural Committee in any changes--especially visible changes; the Committee works hard to support the changes that homeowners are making, including ensuring that the changes don't run afoul of any of our covenants, and helping coordinating with any other homeowners making changes at the same time (the Architectural Committee should also be involved in removal of any trees larger than six inches in diameter and a height of five feet).

I'm also pleased to report that our HOA is run by homeowners who care about our community and want to stay connected to it. We hosted most meetings during the 2020-2022 timeframe via online remote meetings, but we are now having meetings in person again. Budget and modification issues at the firehouse mean we cannot meet there, but we have been reserving a meeting room at the nearby Monarch hotel. All are welcome at these meetings; if you do choose to attend, please give advanced notice to John Chapman (Treasurer) if possible, so that we can coordinate the right room size to avoid violating fire codes. You can find the full meeting schedule on the website.

Once again, we are also able to maintain our current yearly dues without an increase.

Live well, neighbors!

Kevin

YARD WASTE BINS

We will have the dumpster bins (only for yard waste, not regular trash) back in time for mid-May yard clean up (May 12-15). The locations should be the same as previous years; please refer to the HOA website or HOA Facebook page for details & updates.

help us choose a sign design

The board is currently working on plans to replace the monument signs for our Scott Mountain community. There are two signs maintained by the HOA: one at Stevens and 92nd and the other at Idleman and 99th.

The sign at Stevens Way and 92nd is weathered and needs work, and the sign at Idleman and 99th was completely destroyed by a driver on Idleman that lost control of their vehicle. Nancy Hall and Jessica Wyndham have created artistic designs for a new sign and HOA logo which are visible on our website, along with a link to a voting site. Please take a look and vote for the design you'd like to see us adopt! We will replace the existing signs with tasteful aluminum signs with two color renderings of the artwork. These new signs should last for quite some time (barring vehicle incidents)... long enough that a far future board will likely decide to refresh them before they are materially required to be replaced.

Voting will be done via the website, with one vote per household. Voting will close as of the May 2 meeting, where the votes will be tallied, and our new design will be chosen. Please rank your design choice from 1-3 (first to third choice) at **scottmountainhoa.com**.

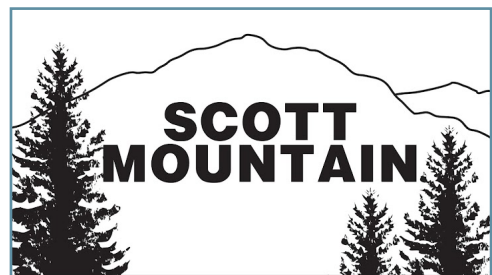
Many thanks to Jessica Wyndham and Nancy Hall for their artwork contributions!



Sign design #1



Sign design #2



Sign design #3



To vote, scan the QR Code or visit
www.scottmountainhoa.com

2023-24 Scott Mountain HOA Budget

During the fiscal year 2023-24, we have a couple of big projects coming up, and we have been saving money to pay for them. The asphalt walking paths are badly in need of repair, and the two open spaces that we manage (the Center Woods and the East Woods) will need maintenance.

We anticipate the following expenses for the next 12 months:

Insurance: \$3,200

Mailing Expenses: \$1,900

PGE: \$800

Open Space Mgt: \$12,000

Dumpsters: \$5,000

Landscape Contract: \$5,000

Asphalt Repairs: \$20,000

Meeting Costs: \$1,900

Monument Signs: \$3,000

Misc.: \$2,000

Total: \$54,800

Account Balance 4/1/23: \$61,563

Expected Revenue (249 homes * \$110) :
\$27,390

Less: Expected 23/24 Expenses: -\$54,800

Projected Balance 4/1/24: \$34,153

John Chapman

Treasurer, Scott Mountain HOA

Holiday Lights 2022 Winners

Thanks to all of the homeowners who decorated their houses and to those who voted for our winners! Winning homes received a \$50 Visa giftcard.

9963 SE Nancy Court

9995 SE Gia Court

9996 SE Gia Court

10075 SE Steven Court

10147 SE 99th Drive

10496 SE 98th Court

10413 SE 98th Court

10607 SE 96th Court



Grand Prize Winner: 9963 SE Nancy Court



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