



Vista View Village Homeowners Association

10117 SE Sunnyside Rd., Suite F538

Clackamas, OR 97015

August 12, 2025 - Vista View Village HOA Board Meeting Minutes

Venue: Zoom.

Board members in attendance: Kristi Meyer (VP), Lona Azar (Treasurer), Doug Lux (ARC), Erin Geist (Greenways), Brion Kidder (Member-At-Large).

Members absent: Akemi & Bill McKee, Debbie Hollen, Steve Klein, Dennis Gale, Dennis Brokaw Earle Culbertson

President and Secretary roles vacant.

Meeting started 1904; Brion acting as scribe.

Topics:

1. Dennis: walkaround with Doug last week; Mason Young multiple improvements approved by ACC.

2. Lona: checking update

As of	08/12/2025	YTD
Checking		\$20,325.21
Reserve		\$10,000.00
Long-Term Capital Expense		\$15,061.78
Expenses	\$5,079.15	\$12,940.74
Income	\$748.00	\$12,774.05
65 members paid in full and 1 partial payment		

3. Brion reported Annual Meeting postcards were mailed, and received a 50% discount at FedEx off their normal printing cost. Brion to send a push email this week asking for nominees and reminding about the annual meeting. Probably another reminder 9/4 about the annual meeting.

4. Discussion about lot 73 encroachment into the common area (greenway). Board decided to table until a meeting with more board members in attendance, presumably September 2nd.

5. Brion talked to Akemi and Bill, and they politely decline to continue on the Board; Brion to remove them from the ballots. Brion motion remove Steve Klein and Earle Culbertson for having missed three consecutive meetings. Dennis seconded, with 4 votes motion passes.

6. Doug motion to adjourn. Brion seconded, with 5 votes motion passed.
Meeting adjourned 1957