

Johns Woods Homeowners Association, Inc.

Meeting Minutes Thursday October 13, 2022

Members of the John's Woods Homeowners Association, together with its Board met for their biennial neighborhood meeting on Thursday October 13, 2022. The meeting was held at "Our Savior Lutheran Church" 15751 Quarry Road in Lake Oswego. Combined residents and board members attending totaled approximately 44. Susan Humm presided and called the meeting to order at 6:40 PM then, as the first order of business, introduced the Homeowner Association officers.

Susan Humm – President

Gary Sharp – Treasurer

Robert Romanski – Secretary

Gary Ciment – Member At Large and Website specialist

Gary Sharp followed introducing our guest speaker, Lake Oswego Deputy Fire Marshall, David Smith. He addressed residents on the topic of "City Emergency Preparedness". Citing the role of CERT (Community Emergency Response Team) in emergencies, he suggested interested residents consider volunteering to undergo training. Such qualification would provide the community with individuals certified to provide medical and safety assistance in the event of a local emergency. Additionally, he encouraged residents to assemble, store and maintain survival materials such as medical supplies, food, water, and extra clothing in case emergency evacuation becomes necessary. Also, he suggested individually purchasing portable radio equipment capable of accessing signals facilitating emergency communication among community residents during a disaster. Later in the meeting Buzz Chandler, who spearheads our JWHOA community emergency preparedness committee, expanded on this topic illuminating measures and options we can adopt to preserve organization, safety, and well-being in a disaster.

Next, Susan Humm outlined neighborhood activities promoting community maintenance and property upkeep, while also kindling interest for increased homeowner social participation. Such activities included:

- a. Our biennial Junk pick up
- b. Our annual Fall yard debris collection
- c. Routine Tempest and Duncan Entryway landscape maintenance
- d. She acknowledged generous contributions of effort by neighborhood volunteers
 - Thank you, Christine Olinghouse, for environmental storm drain cleaning
 - Thanks Buzz Chandler and Mike Sayer for Emergency Preparedness efforts
 - Appreciation for Molly Durrett initiating "LO Night Out" participation
 - Thanks, Eric Sorenson, for crafting city letter on Tempest / Boones Ferry drainage

Board Ratification: Historically, and as a matter of protocol during our biennial neighborhood meetings, our volunteer board requires ratification by attending homeowners. To accomplish this Susan Humm asked for a show of hands signaling preference to continue with the existing board. A majority showing of hands followed affirming continued participation among current members.

“Neighborhood Association” presentation: Community organizations are small yet important components within the vast labyrinth of institutions composing what we call “government”. Though ranking at the very lowest level of this massive network, they perform a necessary structural role. Gary Ciment conducted a presentation highlighting distinctions between Neighborhood Associations and Homeowner Associations. Understanding their differences is important considering our status as a “Homeowner Association” seeking to become a part of the Uplands “Neighborhood Association”. Since the city formally recognizes “Neighborhood Associations”, our joining Uplands could amplify our voice navigating policy and planning issues, raise our visibility, and increase our engagement and access to a meaningfully effective level. Moreover, mutual community benefit can accrue embracing common interests we share with Uplands. Our shared boundaries with Boones Ferry and Country Club Roads, common access to Springbrook Park and the Tennis Center deliver benefit, and our combined Emergency Preparedness potential creates a broad range of value. While we are currently considering and reviewing options our neighborhood residents ultimately must concur and hold the last word determining any action to move forward. Regardless of the outcome, the structure and way our association operates will remain unchanged.

Financial Review: A copy of the JWHA financial operating statement accompanied the recently distributed newsletter and is also included as part of this document.

Q & A Session: The Q & A session was brief and centered around issues concerning the CC&R’s. Essentially questions referenced the degree to which our Covenants and Restrictions are dated. The passage of time, rapidly changing technology, and advancing trends have diminish their strict application. While the board agrees updating our CC&R’s is necessary, crafting such a document would be a massive undertaking developing content and gaining approval. We invite ideas, seek discussion, and encourage anyone interested in shepherding this project from initiation through successful conclusion to step forward and share their vision.

“Meet your neighbors” social time: Following the Q & A session the meeting closed and transitioned to social engagement, amplified by beverages, refreshments, and Pizza.

Robert Romanski

JWHA Secretary