COAST VILAGE CAMPGROUND
PROPERTY OWNERS CORP
QUARTERLY MEETING
MAY 16, 1992

Meeting scheduled for Lane Community College moved to Adult Lounge

Meeting was called to order by Francis Dover, President.
Present with Dover, were Archie Ruff, Denise Hedeen, Jim Santos, Joyce Santos, Garda Page and 42 property owners.

Denise explained that Bob Weekly was not able to continue as President.

Report was given by Brad Sturgis, Park manager. Youth pool will be open Memorial weekend, getting ready included painting, patching, putting up signs and repairs to the diving board. A senory light has been installed at the adult pool and two will be installed in the youth pool area. Brad introduced Bob Ferguson , new caretaker and announced the hiring of Daniel Shores as the new gate keeper, also responsible for cleaning restrooms and windows in lounges. Roadway repairs are underway, 2 foot clearance on sides of roads and 20 foot height clearance. It will take some time to do all the roads. Plans are to redo playground, add horshoe pits, renovate volly ball court and add sand where needed. Question was asked if the climing rig was safe. Answer was that it is made a alder which is not going to last for too long. Brad felt is was safe with some repairs. Boat lot will be cleaned up and spaces marked. Lot is for temporary use, not long term storage.

Francis expressed appreciation for work being done by Brad and the staff.

Joyce Santos reported the attorney is working on the covenants and will have them finished in June to mail out for possible adoption at the July annual meeting. She is also working on by-laws, rules and policies.

Question was asked if the park had insurance to cover people who are not suppose to be in the park. Some lots have too many people living in one trailer. Jim Santos said the covenants will deal with rental problems.

We are trying to keep outsiders out of the park. If you suspect someone is here without permission, take license number. Francis reminded owners not to use zappers upon leaving the park, and do not open gate for those wanting in as you are leaving.

Maidianne Hunt passed around a sample logo for consideration.

Board openings will be filled at July meeting. There is 1 two year term and 2 three year terms. If you are unable to come, a proxy will be provided for you to send to someone who can cast your vote.

Deliquent accounts - Denise reported she had called 60 owners about past due accounts. Many have paid, still 15 badly deliquent and electric bills and dues. Proposed policy - every month publish what bill should be if it is current, anything due over that is either due or deliquent. At 91 days past due interest of 9% will be charged on all past due amounts, at 120 days past due a lien will be filed on the property and at [illegible] to 270 days past due foreclosure will begin. It was explained that we bought most of the deliquent accounts from the previous owner.

Road report was not available since Bob Weekly was not here. The estimates to do the whole job were about $80,000. We are considering budgeting this over several years.

Joyce Santos announced mail boxes are installed. She will be in the office M T W from 2 - 3 p.m. to set up owners for their box. There are 253 boxes.

Arlene Howell asked if suggestions were being picked up since there is no covenant committee. Brad said he would check the box.

Denise read a letter from Val & Peggy Milich dated 5/4/92. They asked about buildings allowed, rv's and mobile home policy regarding clarification of rules. Denise explained that we do not have these answers but all questions will be in the new covenants or policies to be adopted in July at the annual meeting.

Joyce Santos said the attorney knows our concerns and understands we want the park to be a nice looking place and that the rules will be fair. It takes time to fix these problems.

Brad is working with people now to be sure construction is legal according to the current covenants. Francis asked that we all be patient until this is done.

Meeting adjourned.

Ruth Sloan and Denise Hedeen
Acting secretaries

Denise Hedeen