

**PACIFIC ISLAND VIEW HOA
BOARD OF DIRECTORS MEETING
October 16, 2006**

The meeting commenced at 6:30 p.m., with Michelle Arnett, Ed Ruckle, Don Crater and Beverly Fraser in attendance. This Board agreed as follows: Ed Ruckle, Chairman, Michelle Arnett, Vice President and Beverly Fraser to continue as Secretary. The minutes of the annual meeting were approved.


Landscaping issues were discussed: update on hillside clearing behind the property, which is still underway; replacing the old hedges adjacent to Inspiration at the east end of the property and Linda Peterson's concern with drainage along side her unit. Ed said he knows a landscape person who he will contact to take a look at the Association's property and will be asked to make suggestions for updating the landscaping. It was noted that the four plants put in along side Ms. Peterson's property are taking hold. Additionally, the lengthened drain gutter emptying onto Inspiration Way will offset erosion.

Don stated that the deck walkway between 1005 and 1007 Inspiration is not quite finished but will be shortly. He noted there are three (3) steps to be replaced near the mailboxes. Don also inspected the railing at the Mills' residence following Ms. Mills complaint that her railings, etc. are in extremely poor condition. Don saw nothing to suggest there is imminent danger involved. Don reported to the Board that an owner has erected an antenna on common ground. This is not allowable and a letter will be sent to the owner to remove the antenna and follow rules and regulation procedures for antennas.

Regarding deck resurfacing (not painted area), Ed suggested sending a letter to all owners asking for votes on a special assessment to cover the very large increase in cost, which is eight (8) times the cost of the last resurfacing. Don stated the increase is primarily due to changes in the code by the EPA. At the time of the last resurfacing, there was no way to plan ahead for such an increase and our reserves will not cover the cost. Therefore, a special assessment of \$1,500.00 per unit, to be paid in six (6) monthly installments of \$250.00 each, is necessary. If not approved by a majority, there will be more destruction and more cost in the future due to delaying what is needed now. All this will be pointed out in the letter, along with a ballot to be returned to the Association.

The next meeting will be on November 14, 2006, 6:30 p.m., 1013 Inspiration Way.

Respectfully submitted,


Beverly A. Fraser
Director/Secretary

Read/approved: 11-7-06