

SOMERSET HILLS VIII HOA
MONTHLY BOARD MEETING MINUTES
September 28th, 6:30 p.m.
"Via Zoom Teleconference"

"NOTE: IF WALKING DOGS ON TRAILS THROUGH OUR HOA PLEASE KEEP ALL DOGS ON LEASH AS REQUIRED BY EUGENE LEASH LAW"

- 1) Call to order
- 2) Approval of agenda
- 3) Approval of the August 31st minutes happened by e-mail.
- 4) Treasurer's Report: McClure has requested demand requests be forwarded to hoa@mcclureassoc.com) Annual Dues for 2026 has been set at \$220 and can be paid in 3 ways: 1. Payment can be made by mailing a check for \$220 to Somerset Hills VIII HOA (indicate your home address on check), 1500 Valley River Dr. STE 250, Eugene OR 97401. 2. You can pay by credit card by following the link below and entering your billing invoice # on the payment screen <https://freedommerchants.com/somersethillshoamulti.php> or scan the QR code on our website: <https://somersethillsviii.org> which will take you to the payment link.
- 5) New Business
 - A. Ending Quarterly financial shall be reviewed at the October meeting, Review Aging report in October and send notice to homeowners to remind them to pay dues if they have not done so.
 - B. 3363/3358 Bentley: further clarification of parking explained. Asked 1 homeowner to pull all the way forward or back in pullout to maximize space. (further details relayed)
 - C. 3826 Brighton: Demand request sent to homeowner

Old Business

- 6) 3818 Brighton: On August 31st a code compliance complaint was submitted with the City of Eugene regarding trash accumulation at the residence which included produce making it a biohazard due to Rats, mice and ants eating on garbage. On September 20th HOA posted written notification all around the home and also mailed a letter to the homeowner. At this time the HOA also handed the home owner a written letter to remove all trash from home immediately or HOA would remove per outlined in our CC&RS. Also on 9/20/26 this was relayed directly to home owner by verbal conversation that took place at the home. A further video was made at that time outlining the trash accumulation. The HOA also notified the City of Eugene Code of Compliance Department again on September 20th to give them an update and that garbage continues to accumulate. The city indicated (Cameron) that they are very behind and would drive by residence soon. For now was in agreement that home owner should clean area. The city department indicated that they would maybe board up and assist in clean up if home deemed unsafe. Another compliance complaint was filed again on

9/28/206 with the city of Eugene noting their lack of response to the biohazard and that home owner was back living in home most likely under unsanitary conditions. The next day on 9/29/26 a voice mail left on the city supervisor phone with the City of Eugene Code of Compliance again requesting city look into the biohazard. HOA plans to clean this property and possibly lien homeowner for clean up if unpaid. More to come.

Review HOA email responder schedule

B. Next board meeting: Last Monday of each month. Next meeting will be Monday October 26th at 6:30 p.m. via "ZOOM" teleconference. Invite link will be sent to your email prior to meeting. Please follow link to join meeting.

7) Adjourn