

SOMERSET HILLS VIII HOA  
MONTHLY BOARD MEETING MINUTES  
October 26th, 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 September 28<sup>th</sup> minutes happened by e-mail.
- 4) Members Present: Darin McDaniel, David Krueger, Vincent Tami, Mike Hurley, Devin Grammon, Mike Davis
- 5) Treasurer's Report: McClure has requested demand requests be forwarded to [hoa@mcclureassoc.com](mailto: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/somersetshillshoamulti.php> or scan the QR code on our website: <https://somersethillsviii.org> which will take you to the payment link.

5) New Business

- A. Quarterly Treasurer Report reviewed. Also Annual Dues for 2027 were set at \$225.
- B. Mail out Annual overdue reminder notices to homeowners this week.
- C. Next street sweep is scheduled for Tuesday November 24<sup>th</sup>. Please park cars in your driveway that day if possible.
- D. 3441 Timberline: Complaint blowers for leaf blowing exceed city ordinance for noise and want stopped. HOA clarified with the City of Eugene the Noise Ordinance. Letter to be mailed to all homeowners involved. >> **"On a single-family residential property, the 70 dBA at 50 feet restriction shall not apply if operated for fewer than 10 minutes during any consecutive sixty minute period."**

To encourage good stewardship to our neighbors, our HOA is asking for yard maintenance companies to only leaf blow residences **once weekly** versus daily and keep to under **10 minutes per property, which corresponds to the City Eugene City Ordinance of fewer than 10 minutes**. Also remind yard maintenance companies that only 1 blower is allowed at a time. If your maintenance company owns a battery/electric leaf blower please use that versus a gas one due to the fact they may run at a bit lower decibel than gas blowers.

**Old Business**

6) 3818 Brighton: Trash accumulation in front of the property including open produce causing biohazard. Rats, ants, raccoons, and deer reported eating on trash. Multiple complaints were filed with the City of Eugene with no recent response back from the city. On 10/23/26, an email was sent to Ken Green, Eugene Code of Compliance supervisor, Mayor Kaarin Knudson, City manager Jenny Haruyama, and Assistant City Manager Matt Rodrigues. The HOA asked for follow-up with the homeowner for cleanup of the open biohazard and a call back to update concerned homeowners in our HOA. On 10/26/26, the HOA Board spoke with Ken Green, Eugene Code of Compliance Supervisor. He relayed to our Board that our complaint was being triaged with the most critical situations in Eugene and will be followed up most likely in the next couple of weeks. He assured our Board that the city will be working with the homeowner over the next few weeks to get immediate biohazard trash removed. Also, the city will continue to work with the property owner to maintain compliance with the Eugene City Code. Concerned HOA homeowners were encouraged to fill out a Nuisance Complaint with the City of Eugene found here: <https://pdd.eugene-or.gov/codecompliance/complaintstart> or call 541-682-5819 and leave a message. He did insinuate that more homeowners filing complaints might expedite the cleanup process. (Note: A letter will be mailed to all homeowners on Brighton to notify them of this update)

Review HOA email responder schedule

B. Next board meeting: Last Monday of each month. Next meeting will be Monday November 30th 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