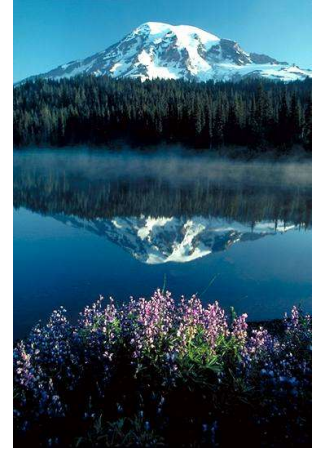


**Nineteenth Annual Meeting
Reflection Lane Homeowners Association
Minutes
26 May 2022
7:00pm**



Location: 8923 Reflection Ln – Back Yard

Attendees: Earl & Arlene Uptmor
Diane Schofield
Chad & Ginger Walker
Mike Latzke
Craig Golightly
Matt & April Wilke
Tom and Jessi Shaw
Jacob & Ashley Soito
Calvin McDonald

PREMEETING NOTES

Elected Board for 2021-2022 (this past year):

Chad Walker	President
Diane Schofield	Vice President
Calvin McDonald	Secretary

Lots not represented by a vote or not eligible: None

Proxy Votes: None, all lots were represented.

Members not eligible to vote due to delinquent annual fees: None

MEETING DISCUSSION

The gathering began with a BBQ in Shaw's backyard (thank you Tom and Jessi for hosting). Kids were invited. The HOA provided all but a side-dish each member was asked to bring. The group mingled and visited and had a good time. The kids played when the adults gathered for the business meeting which started about 7:00pm.

Pres Walker called the meeting to order. He thanked all for working to be good neighbors. Honor was given to Earl Uptmor for being such a good asset to the neighborhood and for recently turning 90 years old.

Financial Report:

The prior business years' finances and fund balances were distributed to everyone by Calvin and are included below. No issues, problem or need for changes came up.

Board Elections:

It was moved and seconded that Matt Wilke, Diane Schofield and Calvin McDonald be the three Board members to serve for 2022-2023. Voting was (9 of 9) in favor.

The Board for 2022-2023 will be:

Matt Wilke	President
Diane Schofield	Vice President
Calvin McDonald	Secretary

Irrigation:

The group officially thanked Earl Uptmor for his long-standing service of cleaning the irrigation filter every couple of weeks the past several years. It was decided that Calvin, Jacob, Chad, Mike, Craig, Steven, Tom and Matt would work on a rotation basis to clean the filter. Calvin will generate a schedule for the remainder of the irrigation season and distribute it to the group. A training session or two needs to be held to familiarize all with the process. That arrangement was not discussed but expected to take place shortly.

The group was reminded that the HOA does not over-collect in due to cover future expenses related to the irrigation system. If something expensive arises, there will have to be a one-time fee assessed to cover it.

The canal was dug out this past winter and like in years past this left the water level in the canal too low to completely cover the intake screen for the pump sump. Diane has contacted the ditch-rider and they are working on a solution. In the meantime we will have to check and clean the intake screen at least every other day to keep the debris off of it as all the surface area that's under water must be clear to allow enough water for the system to function. The group voted to go ahead and make a make-shift dam in the canal like we have in years past if the ditch rider doesn't respond in a week or so or refuses to correct the problem. Diane voiced her opinion that she didn't want to be involved in doing something the ditch rider tells us we can't do. Calvin reminded the group that a dam creating project would at least partially be on Diane's property and we as an Association have no right to mess around with a dam without her permission. Several methods of creating a dam were discussed. Just a pile of river rock (like last time we did it) or some landscape bricks offered by Bert Wyatt – a businessman to the north of the subdivision, was concluded best. Yet to be seen how this will play out – depending on what the ditch rider reports.

Neighborhood Watch Sign:

The group discussed the idea of getting a "Neighborhood Watch" sign for the road, due to a recent scare of someone in the area acting suspicious. Several liked the idea – its effectiveness was questioned. Conclusion was that April Wilke would look into the process of getting such a sign and report back to the group.

Future Meetings:

The group agreed to continue to have our annual meeting in the middle of May on a Thursday evening. The group also planned to have an association breakfast-in-the-cul-de-sac sometime around the beginning of September. More planning on this will be upcoming.

The meeting was adjourned until next year.

Appendix A Financial Report

Date	Account	Description	Memo	Amount
BALANCE 3/31/2021				20,382.79
4/29/2021	RLHOA-Checking	McDonald	Lot 39A 2021 Dues	500.00
4/29/2021	RLHOA-Checking	Schofield	Lot 38B 2021 Dues	500.00
4/30/2021	RLHOA-Checking	Uptmor	Lot 38A 2021 Dues	500.00
5/4/2021	RLHOA-Checking	Idaho Power	Jan-Apr 2021	-191.94
5/8/2021	RLHOA-Checking	Wilke	Lot 42B 2021 Dues	200.00
5/13/2021	RLHOA-Checking	Latzke	Lot 40B 2021 Dues	500.00
5/13/2021	RLHOA-Checking	Walker	Lot 39B 2021 Dues	500.00
5/13/2021	RLHOA-Checking	Anderson	Lot 41A 2021 Dues	500.00
5/19/2021	RLHOA-Checking	Agralines	New Clemons 475 Irrigation Filter	-1,321.30
6/7/2021	RLHOA-Checking	Idaho Power	May 2021	-275.88
6/14/2021	RLHOA-Checking	Golightly	Lot 41B 2021 Dues	500.00
6/19/2021	RLHOA-Checking	Soito	Lot 40A 2021 Dues	500.00
7/7/2021	RLHOA-Checking	Chad Walker	Food for HOA Party	-93.00
7/13/2021	RLHOA-Checking	Idaho Power	Jun-2021	-344.90
8/16/2021	RLHOA-Checking	Idaho Power	Jul-2021	-395.02
9/15/2021	RLHOA-Checking	Idaho Power	Aug-2021	-351.25
10/15/2021	RLHOA-Checking	Idaho Power	Sept-2021	-307.66
11/12/2021	RLHOA-Checking	Agralines	12" fitting for pumphouse	-164.99
11/15/2021	RLHOA-Checking	Idaho Power	Oct-2021	-177.19
12/16/2021	RLHOA-Checking	Idaho Power	Nov 2021	-19.19
12/24/2021	RLHOA-Checking	State Farm Insurance	2022	-425.00
1/18/2022	RLHOA-Checking	Idaho Power	Dec 2021	-19.60
2/10/2022	RLHOA-Checking	Shaw	Lot 41A 2022 Dues	500.00
2/15/2022	RLHOA-Checking	Idaho Power	Feb 2022	-19.19
3/15/2022	RLHOA-Checking	Idaho Power	Mar 2022	-19.19
4/15/2022	RLHOA-Checking	Idaho Power	Apr 2022	-19.28
4/18/2022	RLHOA-Checking	Calvin McDonald	Reimburse for Weed Spray in Gravel by Church	-62.50
5/21/2022	RLHOA-Checking	Uptmor	Lot 38A 2022 Dues	500.00
5/21/2022	RLHOA-Checking	McDonald	Lot 39A 2022 Dues	500.00
4/1/2021	RLHOA-Savings		Interest	0.01
7/1/2021	RLHOA-Savings		Interest	0.01
10/1/2021	RLHOA-Savings		Interest	0.01
1/1/2022	RLHOA-Savings		Interest	0.01
4/1/2022	RLHOA-Savings		Interest	0.01
4/1/2021 - 5/26/2022				1,492.97
BALANCE 5/26/2022				21,875.76

TOTAL INFLOWS	5,700.05
TOTAL OUTFLOWS	-4,207.08
NET TOTAL	1,492.97

- EXPENSES	21,875.76
Checking Fees, Misc	432.32
Entry Lighting	0.00
Common Area Maintenance	2,957.54
Irrigation System Expenses	752.23
Legal Fees	0.00
Liability Insurance	166.00
Electrical Power Expenses	3,180.83
HOA-Power-Personal	0.00
Service/Maintenance for Road	14,386.84
OVERALL...	21,875.76