

# GREENTREES VILLAGE, INC.

March

*A Fifty-Five and Older Community*

2014

Greentrees Village, Inc.

1600 Rhododendron Drive #320, Florence, Oregon 97439

541-997-8674

## Around The Village

### Board Meeting Moved

The date of the March GTV Board of Directors Meeting has been moved due to a scheduling conflict. The meeting has been changed from Tuesday, March 11th to Wednesday, March 12th at 1 PM in the Recreation Hall.

### New Arts and Crafts Display Cabinets

Thanks to the collected efforts of residents Norma Burkett, Samantha Strausser, the Tuesday Club and the Board of Directors, there will soon be two "Arts and Crafts" display cabinets in the Greentrees Lobby.

The intention is to use the cabinets to display our residents' arts, crafts and collectables. The glass door cabinets will be located on the Lobby wall just outside the office. They will be locked, have glass shelves, and be protected by a security camera.

If you would be interested in displaying some of your artwork, craftwork or collectables in the Greentrees Lobby, please contact the office for more details.

### Greentrees Emergency Preparedness Expo

The Board of Directors has chosen Saturday, September 13th as the date for the *Emergency Preparedness Expo* that will be held in the Greentrees Recreation Hall. Possible participants in the Expo include the Siuslaw Fire Department, Lincoln P.U.D., the Red Cross, O.D.O.T., and the West Lane Emergency Operations Group.

The Expo is being sponsored by the Greentrees H.O.A. in an effort to encourage residents to prepare for disasters and lesser emergencies that affect the Oregon coast region.

Ken Stone, who heads up the Greentrees Emergency Response Team (GERT), is the principal coordinator of the Expo and he could use your help. He needs volunteers to help put on the event. If you would like to help in any way, please contact Ken at 541-997-9481. There could be few better ways to help serve the resi-



### What a Mess!

In February the Association began the 2014 water line replacement project. This year we will be replacing 34 waterlines in Greentrees North.

The work is very disruptive in that the roads are torn up for several weeks, and the water is turned off at least once a week for several hours. But GTV residents have been very patient. Many have had poor water pressure for years and are willing to put up with the inconveniences in the hopes of improving their water volume.

The water line work will be performed each Spring in different areas of Greentrees and is expected to go on for the next ten years.

dents of Greentrees Village.

### Puddles

During the last heavy rain we had in Florence, the Office received several calls from residents complaining that there were puddles forming on their roads that they had to wade through to get to their mail boxes.

There's not too much the Maintenance Department can do about such puddles. Greentrees Village has no storm sewer system. That's why we have greenbelts; to settle the excess rain water coming off of the roads. And let's face it - it's Oregon. Sometimes there are just going to be puddles.

## The Tuesday Club *by* Norma Burkett

Good food, good friends, great music and “lotsa” wine made for a wonderful Italian evening. Thank you to all who worked, attended and enjoyed.

Now it's time to show passion in art, crafts, fabric arts, whatever you love to create. The sign up sheet is in the Clubhouse for the **ART, ARTISAN & CRAFTERS SHOW** on Monday, March 17th from noon to 4 PM. One to three pieces from each person will be displayed. The show is open to all Greentrees residents, and guests by invitation. Our local musical group will play from 2 PM to 4 PM, with a wee sprinkling of Irish tunes included. Coffee and cookies will be served.

Anyone interested in making a beaded bracelet, shadow box or basic drawing? Check the Clubhouse for a sign up sheet for the third Tuesday of the month and see what we have to offer you. We are looking for ideas and instructors too.

Don't forget to sign up for the March 25th Lunch Out at the Restobar 1285, and the Thursday, March 6th and Sunday, March 16th Bunco games. The sign up sheets are in the Clubhouse. Our Morning Social this month is on March 4th. These activities are too much fun to miss.

Peg Patton and her decorating crew will be bedecking the Recreation Hall with monthly creations. We also appreciate the change of scenery in the Clubhouse each month, so thank you to the “elves” who transform it. Without volunteers, we wouldn't have such beautiful surroundings.

Remember to start now to unearth your hidden treasures for the April ANTIQUES AND COLLECTIBLES SALE. Turn your dust catchers into spending money. Watch for more information next month.

Check out the 2014 Tuesday Club calendar on the Clubhouse bulletin board for changes. It is evolving as we get input and ideas. See you on **March 11th for the Tuesday Club meeting**. Your support keeps us going and growing.

## The Computer Club *by* Pat Miller

We've been hearing for months now about the end of

Windows XP. Here's a little of what we know:

Microsoft (MS) is officially ending support for XP on 4/8/14. This means that MS will no longer provide security updates, non-security hotfixes, free or paid assisted support or online technical content updates. This end-of-support applies to the MS Office 2003 Suite also.

XP users will also lose the current version of Microsoft Security Essentials, Microsoft's free anti-virus/anti-malware program. The most current information is that MS will release an anti-malware only program that will be good through 7/14/15. This is a result of pressure from businesses to help them complete the XP migration.

You will still need an anti-virus. Companies like AVG, Norton and McAfee get their fixes for XP from MS. No new information from MS means no protection against anything that comes up after MS stops providing security updates. So, these third-party security software providers will continue to defend against known bugs, but without MS support, they will not guarantee protection against new threats. Without current security support, XP systems will be prime targets for people looking for ways to get into your system and steal your data, more so than usual.

While your XP will probably work come 4/9, you're going to start heading into the wild, wild, west of viruses, exploits, and other unfriendly computer hijinks. There could be problems using a browser and accessing email. But your XP probably will not die unless or until it is hit with one of the projected issues. With luck, you may be able to run your XP for a very long time. One thing you must do now: regularly and often, back up your XP. If your XP dies, you'll have your files, pictures, etc.

Some options to consider:

- You can keep your XP and use it until ???.
- If you want a Windows 7 computer, they can be found, in limited configurations, but they are out there. HP and Dell are offering 7's.
- If you want Windows 8 or 8.1, just do your homework before purchasing. This has not been a popular release and is getting a lot of negative feedback.
- Want to get away from PC's? Try Apple products.
- Linux. This is a free OS that could possibly be loaded on your XP. There are pros and cons. Check it out.
- Buy a tablet. There are many different tablet options on the market. Make a list of what you want your tablet to do and start your search from there.

In our March 5<sup>th</sup> class, we'll chat about what to do to keep XP and Office 2003 up and running for as long as

# From the President by



This month the Greentrees Board of Directors meeting will be held on Wednesday, March 12th at 1:00 PM.

As motions are made the BOD will ask if anyone wishes to comment before the BOD votes on it. Everyone is welcome, owners and renters, because we are all neighbors.

The Board has lost the director for District 8. Sharon Muehlbauer Lewis, who has been on the Board for many years, was forced to resign due to health concerns. Alternate Jeff Myers also resigned recently, so the district has no director. Our Bylaws state that if no Alternate is available to take the seat, the Board shall appoint a member from the vacated district to complete the term. Therefore we are looking for a volunteer from District 8 to serve on the Board. If you are interested please call me at 541-590-3016.

I'm glad to report that the water line replacement project is coming along as scheduled, and so far we are on budget.

Have a great March

## Getting Around Town When You Cannot Access the Bus Stop



Did you know...If you live within a three-quarter mile boundary of the bus route, and you cannot access the Rhody Express bus due to a disabling condition,

the Rhody Express offers a curb-to-curb ADA paratransit service. The cost is \$2 each way and your caregiver can ride along at no cost. Requests for this service are handled through the Ride Source Call Center.

People requesting this service participate in an in-person eligibility assessment performed by a transportation coordinator from the Senior Outreach program. Eligibility is based on a person's abilities to use the fixed-route Rhody Express service. For more information, contact the RideSource Call Center toll free at 1-877-800-9899 (voice) or 7-1-1 (TTY - Oregon Relay).

This is a low cost opportunity to maintain some independence. Please share this opportunity with others.

## The Tuesday Club Presents

# AN ART, ARTISAN AND CRAFT SHOW



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## March 17th

### Noon to 4 PM

### In The

## Recreation Hall

(Please Use Front Doors Only)

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*Come See What Your  
Neighbors Paint,  
Sew, Carve, Nail,  
Bead And Make!*

**Irish Music By  
The Greentrees Five  
At 2 PM**

**Coffee & Cookies Served**

# March 2014

Sun	Mon	Tue	Wed	Thu	Fri	Sat
		<b>HAPPY ST. PATRICK'S DAY</b>				<b>1</b> Bocce ball 10:00am Bingo 7
<b>2</b> Snooker 1:00	<b>3</b> Pickle Ball 9:00-10:30am Exercise Class 10:00am Dabbers & Gabbers 1:00pm Snooker 1:00pm	<b>4</b> Coffee Social 9:30am Line Dancing 10:00am <b>Property Comm.</b> 10:00am	<b>5</b> Pickle Ball 9:00-10:30am <b>ACC</b> 10:00am Exercise Class 10:00am Hula lessons 11:00am Computer Class 11:10am Snooker 1:00pm	<b>6</b> <b>Finance Comm.</b> 10:00am Friendship Club 9:30 - 12:00pm Rhody Quilters 10:00 - 4:00pm Bocce ball 10:00am Bunco 1:30pm Snacks M-Z	<b>7</b> Pickle Ball 9:00-10:30am Exercise Class 10:00am Snooker 1:00pm	<b>8</b> Bocce ball 10:00 Bingo 7:00pm
<b>9</b> Snooker 1:00	<b>10</b> Pickle Ball 9:00-10:30am Exercise Class 10:00am Dabbers & Gabbers 1:00pm Snooker 1:00pm	<b>11</b> Line Dancing 10:00am Tuesday Club Meeting 12:00pm <b>Expo Meeting 1:00pm</b>	<b>12</b> <b>Pool Closed</b> Pickle Ball 9:00-10:30am Exercise Class 10:00am Hula lessons 11:00am <b>BOD Meeting 1:00pm</b>	<b>13</b> Bocce ball 10:00am	<b>14</b> Pickle Ball 9:00-10:30am Exercise Class 10:00am Snooker 1:00pm	<b>15</b> Bocce ball 10:00am Bingo 7:00pm
<b>16</b> Snooker 1:00 Bunco 1:30 pm Snacks A-L	<b>17</b> <b>Art Show 12-4 PM</b> Pickle Ball 9:00-10:30am Exercise Class 10:00am Dabbers & Gabbers 1:00pm Snooker 1:00pm	<b>18</b> Applique Society 9:30am Property Comm. 10:00am Line Dancing 10:00am Exercise Class 10:00 am Tuesday Club Craft day 1pm	<b>19</b> Pickle Ball 9:00-10:30am Exercise Class 10:00am Hula lessons 11:00am Computer Class 11:10am w/lep Norwood Snooker 1:00pm	<b>20</b> Friendship Club 9:30 - 12:00pm Rhody Quilters 10:00 -4:00pm Bocce ball 10:00am	<b>21</b> Pickle Ball 9:00-10:30am Exercise Class 10:00am Snooker 1:00pm	<b>22</b> Bocce ball 10:00am Bingo 7:00pm
<b>23</b> Snooker 1:00	<b>24</b> Pickle Ball 9:00-10:30am Exercise Class 10:00am Dabbers & Gabbers 1:00pm Snooker 1:00pm	<b>25</b> Line Dancing 10:00am Tuesday Club Luncheon out Noon: Restobar on Bay St.	<b>26</b> Pickle Ball 9:00-10:30am Exercise Class 10:00am Hula lessons 11:00am Snooker 1:00pm	<b>27</b> Friendship Club 9:30 -12:00pm Bocce ball 10:00am	<b>28</b> Pickle Ball 9:00-10:30am Exercise Class 10:00am Snooker 1:00pm <b>Pot Luck 6:00pm Dist. 3</b> All Residents Welcome	<b>29</b> Bocce ball 10:00am Bingo 7:00pm
<b>30</b> Snooker 1:00	<b>31</b> Pickle Ball 9:00-10:30am Exercise Class 10:00am Dabbers & Gabbers 1:00pm Snooker 1:00pm				<b>SWIMMING POOL SCHEDULE:</b> Water Aerobics M-F at 8:00am	

**Greentrees Village Inc.**  
**Board of Directors Meeting Minutes**  
**February 11, 2014**

**Call to order:** The meeting was called to order at 1:00 p.m. by President George Lyddon. All nine Board members were in attendance.

**Approval of the Board Agenda:** Fred Burns made a motion to approve the Agenda. **Voice Vote, 9 yes, 0 opposed, approved unanimously.** Bill Johnson requested adding a resolution to Other Business today to thank Sharon Muehlbauer-Lewis for her service. George Lyddon motioned to move this item to Other Business on today's agenda. Discussion followed. **Voice Vote, 9 yes, 0 opposed, approved unanimously.**

**Approval of Meeting Minutes (January 14<sup>th</sup> and January 21<sup>st</sup>):** Mike Grenfell moved to approve the BOD meeting minutes of January 14, 2014. **Voice vote, 9 yes, 0 opposed, approved unanimously.** Fred Burns moved to approve the Special BOD Meeting/Workshop minutes of January 21, 2014. **Voice Vote, 9 yes, 0 opposed, approved unanimously.**

**President's Comments:** George Lyddon reiterated that renters are welcome to Board meetings and that their input is appreciated. Mr. Lyddon reminded the audience that all comments should be held and presented at the Resident's Forum.

**Resident's Forum:** **Norma Burkett, Lot #91,** asked that more speed limit signs be placed around Greentrees. She also requested a caution sign be placed in the Triangle Park curve area for the safety of pedestrians. **Lea Rudd, Lot #288,** encouraged the board to vote yes on the speed bump on north 2<sup>nd</sup> Street.

**Correspondence:** **Resignation letter, District 8 Rep. Sharon Muehlbauer-Lewis,** citing health issues. **Letter from Norma Parker, Lot 64,** objecting to additional "gates-open-events" planned by the Tuesday Club in their 2014 Schedule. **Letter of Concern by Vicki Martin, District 7 Rep., Lot 528** regarding homeowner awareness of what an association loan could mean to Greentrees and each property owner therein.

**Financial Report:** Mike Grenfell presented the January Financial Report. Cash on hand in our Operating account checking/savings is \$ 383,885.00. The Reserve Fund has \$ 392,120.00. Year-to-date, the Association has spent \$35,720 in reserve funds. We are beginning our 2013 financial review with the accounting firm of Jones and Roth. The review will be completed by March 31, 2014.

**General Manager's Report:** Mr. Dashofy reported that the maintenance department has completed its work in the lobby to accommodate the display cabinets. The residents at Lot #572 have informed the office that the child living there has left. The foreclosure on Lot #9 is moving forward. We are still in the process of tracking down the homeowner for Lot #105 and have offered incentives for that owner to come forward, hoping he will do so. Eleven homes have sold in Greentrees since January 1, 2014. Greentrees is considering an offer by the city to sponsor the Rhody bus for \$35.00 a day. That would mean that for \$35.00, Greentrees could offer a free-ride day to our residents. If we did it once a month, which is what the city is proposing, then the cost to Greentrees would be \$420.00 per year. This would help to keep the Rhody bus coming here and also help our residents. The water-line replacement work is currently in progress. Lane County will be doing an audit of Greentrees RV park rentals. We are in the process of changing signatures for each of our bank accounts. A large sink hole in the road near Lot #52 was dug up and the road repaired. No water leak was found.

**Committee & Club Reports:**

**(ACC) R. B. Taylor:** Two permits were issued in January. A permit was issued to Lot #172, to clear the lot and add a carport and storage barn. A permit was issued to Lot #441, to put in a front picket barrier and to repair the backyard fence.

**(GERT/Security):** Moved to Agenda. See *New Business (02-04-14) Preparedness Expo: K. Stone. (Property Committee)*

**B. Johnson:** The Property Committee met on February 4, 2014, resulting in three items on the Agenda under *New Business--(02-05-14) 2014 Speed Bump Locations; (02-09-14) Lobby Display Committee; and (02-10-14) Property Committee recommendation for Lobby Display.* The possibilities of replacing the current spa electric resistant heater with a more energy efficient unit and limiting spa-open hours were also discussed at the meeting. **(Tuesday Club) Norma Burkett:** Dates for the Garage Sale and flea market were discussed. This issue is on the Agenda today under *New Business (02-02-14) Board Calendar (Garage Sale and Open House).* She reiterated that the gates are only open to outside persons four times a year and that each open-gate

event is very beneficial to residents. She asked if the Tuesday Club could put a flier on the reader board at each gate at the beginning of each month as a reminder to residents of Club events. Mike Grenfell asked about cleanup responsibility when someone uses the kitchen in the clubhouse. The Property Committee will work with Mr. Grenfell in the pursuit of kitchen-use guidelines. In the meantime, the kitchen will be kept locked between authorized uses. **(Computer Club) P. Miller:** Pat invited everyone to the next Computer Club class on February 19, 2014. She stated that they are working on information on the demise of the XP operating system and also the 2003 Office Suite.

**Unfinished Business:** None

**New Business:**

**(02-01-14) Change March B.O.D. Meeting Date:** G. Lyddon moved to amend the Board calendar for the March meeting to March 12, 2014. Discussion followed. Voice Vote, 9 yes, 0 opposed, approved unanimously. **(02-02-14) Board Calendar (Garage Sale and Open House):** N. Burkett (Tuesday Club) stated need for resident input into the choice of dates for the Garage Sale and Flea Market. Discussion followed. Item tabled until the next Board meeting. **(02-03-14) Appoint 2014 Board Committees:** F. Burns motioned to approve leaving the Board Committees 2014 list as it stands. Discussion followed. Voice Vote, 9 yes, 0 opposed, approved unanimously. **(02-04-14) Preparedness Expo:** Ken Stone submitted a list of Expo volunteers and a sample of the type of handout he would like added to the Greentrees newsletter each month. He asked that a subcommittee be formed to assist in the Preparedness Expo. G. Lyddon motioned to appoint persons on the Expo Volunteers List, which was submitted to the Board, as an Ad Hoc Preparedness Expo Committee. The planned event date is September 13, 2014. Discussion followed. Voice Vote, 9 yes, 0 opposed, approved unanimously. Mr. Stone announced the first meeting of the Committee would be on February 18, 2014 at 1:00 p.m. **(02-05-14) 2014 Speed Bump Locations:** B. Johnson motioned to approve the 2014 speed bump locations on 2<sup>nd</sup> St. South and one on 2<sup>nd</sup> St. North, at a cost not to exceed \$2,000.00, as approved in the 2014 Reserve Budget. Discussion followed. Roll Call Vote, 9 yes, 0 opposed, approved unanimously. **(02-06-14) Fines for New Home Violations:** R. B. Taylor motioned to approve a blanket violation fine of \$40.00 per day, per violation be added to Exhibit 32C, Resolution P-12-03-13, "Special Requirements for Greentrees Village Inc., Delivery and Placement of New Homes". Discussion followed. Roll Call Vote, 7 yes, 2 opposed, will go to a second reading. **(02-07-14) Association Investments:** G. Lyddon spoke of the benefits of living in Greentrees that all residents enjoy; the responsibility of each homeowner to maintain their property; and Greentrees' ability to maintain water systems, electrical upgrades, road maintenance, retaining walls, etc. without raising HOA fees. He recommended two possible options be considered that would be very cost effective to implement and help to keep HOA fees from increasing. One option is to buy properties in foreclosure in Greentrees and resell them. The other option is to rent the Recreation Hall for weddings. Mr. Lyddon welcomed any suggestions. **(02-08-14) Friendship Club Request:** G. Lyddon motioned to increase the rent for the Friendship Club to \$100.00 per month. Discussion followed. Roll Call Vote, 2 yes, 7 opposed, motion failed. F. Burns motioned to keep the Friendship Club rental fee the same, at \$50.00 per month. Discussion followed. Roll Call Vote 7 yes, 2 opposed, will go to second reading. **(02-09-14) Lobby Display Committee:** B. Johnson motioned to name the Lobby Display Committee; further clarify how many will serve on the committee; require BOD approval; and appoint one Board member. Discussion followed. Voice Vote, 9 yes, 0 opposed, approved unanimously. **(02-10-14) Property Committee Recommendation for Lobby Display:** B. Johnson motioned to approve the purchase and installation of a 107 degree Dropcam and 1-year storage to protect the lobby area and display area against vandalism and theft at a cost not to exceed \$288.00. Discussion followed. Roll Call Vote, 9 yes, 0 opposed, approved unanimously. **(02-11-14) Rule Change – Replanting Greenbelts:** V. Martin motioned to add a new rule to #27 Design Restrictions, Greenbelts in regard to replacement of greenbelt vegetation when it has been removed between properties. Discussion followed. Roll Call Vote, 6 yes, 3 opposed, will go to second reading.

**Other Business:** B. Johnson moved to pass a resolution thanking Sharon Muehlbauer-Lewis for 10 years of service on the BOD and for all her volunteer work for Greentrees. Discussion followed. Voice Vote, 9 yes, 0 opposed, approved by all.

**Announcements:** G. Lyddon reminded everyone that the Agenda is available four days prior to BOD meetings. He thanked the Tuesday Club for serving cake for today's Board meeting and welcomed everyone to the potluck sponsored by District 2 on February 28<sup>th</sup>.

**D. Johnsen moved to adjourn the meeting.** Voice Vote, 9 yes, 0 opposed, passed unanimously.

**Adjournment at 2:48 p.m.**