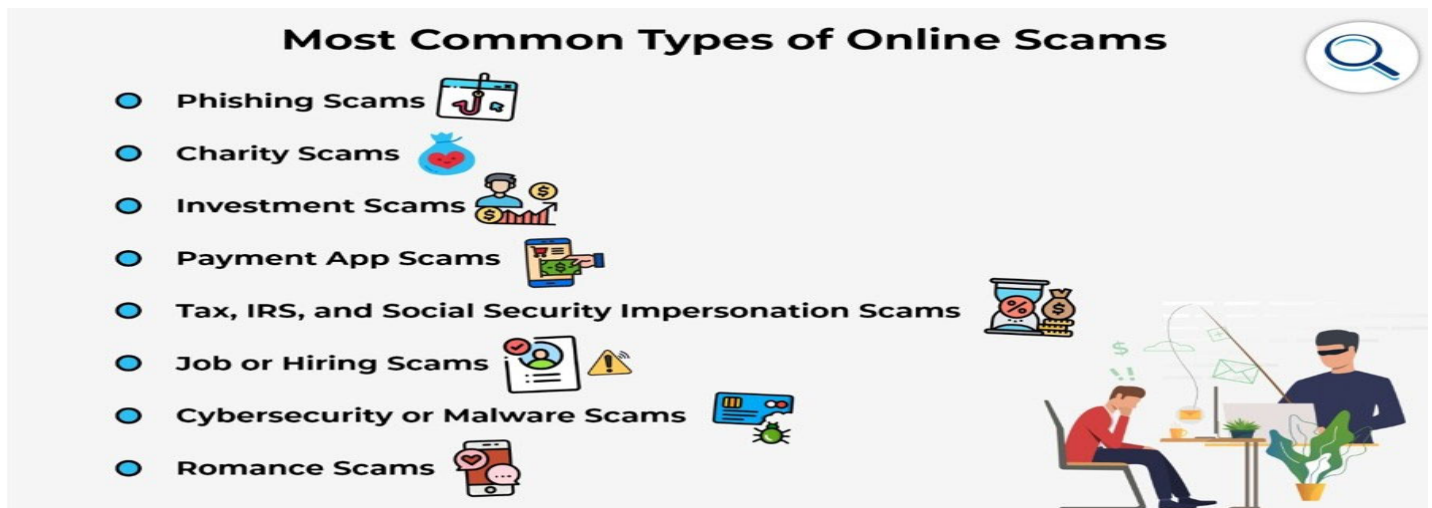


## Slam the Scam

Elder fraud is not new, but it's getting worse. Scammers assume that you are naïve, greedy, guilty, fearful and/or lonely, so your first defense against scams is to ask yourself whether the offer or demand depends on unrealistic premises; if they say you must pay for your grandson's bail, and your grandson is 8, you might want to investigate further; if they say your credit card is maxed out, and you must immediately send money, or they will destroy your credit rating, ask them for the account number (don't give them the number and do not confirm if they happen to get it right). Generally, if it sounds too good (or too bad) to be true, it probably is, and, in any case, immediate action almost certainly is unnecessary. Never believe that a stranger is "just trying to help you out," and do not argue, explaining what is wrong with what they say: that just gives them information about you. Now, people do win contests and emergencies happen, but email or phone calls claiming you won a contest you did not enter are scams. Similarly, email or phone calls that require immediate action or ask for information like account numbers or social security numbers are scams.

For email scams, look at the sender's email address or the IP address: scam emails often start with a random set of numbers and letters or include a company name that is close to, but not exact, such as Citiebank rather than Citibank. Even an address that is just a little bit off means you should investigate before you interact. For a legitimate site, you should see the company's name and probably .com (for commercial sites), .org for non-profits and .gov for government sites (e.g., ssa.gov/, aarp.org). Of the three main extensions, .com is the easiest for scammers to use.

Luckily, lots of sites provide information on current scams—find out what the hot new scams are, and check these sites regularly so you can recognize new scams. Finally, don't panic!



**FBI:** <https://www.fbi.gov/how-we-can-help-you/scams-and-safety/common-frauds-and-scams/elder-fraud>

**Social Security Fraud Information and Alerts:** [ssa.gov/scam](https://ssa.gov/scam)

**AARP Scam Prevention:** <http://www.aarp.org/money/scams-fraud/>

**Veterans' Affairs:** [https://department.va.gov/privacy/fact-sheet/the-four-ps-of-spotting-fraud/#:~:text=The%20Department%20of%20Social%20Security%20Administration%20\(SSA\),the%20four%20Ps:%20Pretend%2C%20Problem%2C%20Pressure%2C%20Pay.](https://department.va.gov/privacy/fact-sheet/the-four-ps-of-spotting-fraud/#:~:text=The%20Department%20of%20Social%20Security%20Administration%20(SSA),the%20four%20Ps:%20Pretend%2C%20Problem%2C%20Pressure%2C%20Pay.)

## President's Message

(Unedited by author request)

I have talked about collaboration, cooperation, compromise and civility. I am adding a new word to this: change.

Change is needed for progress and to move forward. Sometimes change is needed to ensure we comply with other rules. This is the case with some recent changes to the board meeting minutes.

To ensure we remain compliant with our attorney's advice and Robert's Rules of Order, we are changing the format of our board meeting minutes.

According to our legal counsel and standard parliamentary procedure, minutes are intended to be a record of actions taken, not a transcript of the discussion. To align with these standards, we have implemented the following changes:

- **Focus on Actions:** Minutes will focus on motions and decisions rather than "Resident Forum" comments or other dialogue.
- **Committee Reports as Attachments:** Instead of brief summaries within the minutes, committee chairs have been asked to provide written reports. These will be included as attachments to the official record.

While this is a shift from previous boards, it actually provides *more* visibility to the community. Written reports allow committees to share comprehensive details with the community that a single-sentence summary in the minutes could not capture. We appreciate your understanding as we move toward a more professional and legally sound recording process.

Diana Lindsley

## General Manager's Report

We have finished replacing all 567 saddles and meters. This job started before I came to work here 10 years ago. Coast Pavement will soon be here to pave all the holes. They started the Isolation valves on 3/19/26. Every Thursday for about the next 8 weeks, we will have a water shutoff from 8 AM—2 PM on the east side to be able to complete this job. There will be signs at the gates and email blasts sent out as reminders. So, on Thursdays when there is no water for the showers or toilets, the pool/spa/sauna and bathrooms will be closed.

We have had a lot of erosion at the river on the south end of the west side. I have had Maintenance completely close access to the river at this time. It is not safe to be walking there currently. We hope to have a remedy soon; we are currently looking into our options.

James Tennison

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## Directory Information

Please verify your directory information (name, phone number, and email address) is accurate. The Office requires up-to-date details to contact you.

### INSIDE THIS ISSUE

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**Inserts:** Calendar, Minutes for March Special BOD Mtg and March BOD Mtg, Building Survey

## Villager – Fran Rogers

Fran Rogers has lived in Greentrees Village for 2-1/2 years, surrounded by the peaceful, tree-filled setting she loves. She moved from Palo Cedro, California, drawn by Florence's mild coastal climate and the welcoming spirit of her new neighbors. What stands out most about Fran is her deep appreciation for community. She delights in the simple kindnesses here – neighbors waving as they walk their dogs, people helping one another with small tasks, and the sense of connection she feels is increasingly rare in today's world.

A retired pastor who served alongside her husband for nearly 30 years, Fran brings a lifetime of compassion and service. She and her family once lived on a lively, small farm filled with sheep, goats, chickens, ducks, rabbits, and even peacocks. She spun and dyed wool, wove on a large loom, and embraced the hands-on creativity that still fuels her today. Art remains one of her greatest passions, from sculpture and painting to whimsical surrealist collages made from magazine cutouts.

Memories add color to her story. As a five-year old learning to swim in North Hollywood, she was watched over by three teenage boys who turned out to be actors Richard Long, Roddy McDowall, and Ricardo Montalban – Roddy was the son of one of her parent's friends. To young Frances, they were just kind, big boys who played motorboat and caught her jumps into the pool.

Faith continues to anchor her life, reflected in her years of hospice work, hospital visits, and running a residential rehab program. She cherishes her children, grandchildren, lifelong friends, and the new connections she's made in Florence. Now retired, she enjoys creating art, playing bridge, visiting friends, and savoring the freedom of this new chapter.

Fran embodies a life of service, creativity, and joyful connection – perfectly at home in the warm supportive community of Greentrees Village.

Diane Greer



## Gate Entry Reminders

(Unedited by author request)

Sometimes visitors or residents have an issue accessing the gate.

To prevent entrance backups and maintain security, please remember:

1. **Do not "tailgate" or let strangers in.** If a visitor lacks a working code, they must contact their host directly for assistance. If you don't know the person trying to get in, please do not let them in.
2. **Clear the lane.** If someone is blocking the gate, ask them to move so traffic can flow. If necessary, back up to give them the room they need to exit the line.

If you are a resident and having a hard time with your access code, please contact the office. You can also get a fob or transponder for a nominal deposit that will provide easy access.

Diana Lindsley & James Tennison

“Volunteering is the ultimate exercise in democracy. You vote in elections once a year, but when you volunteer, you vote every day about the kind of community you want to live in.”

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## St. Patrick's Day Luncheon

A fun and food filled Sunday afternoon was spent enjoying the company and camaraderie of our friends and neighbors who attended the St Patrick's celebration on March 15th. A feast of corned beef, cabbage, potatoes, carrots, onions, Potatoes Colcannon, green salad, Irish Soda Bread, and rolls, plus salads and desserts was provided by our great resident cooks!

Our creative decorating committee did the decorations, great volunteers prepared the vegetables, and helped cook on Sunday and a fantastic group helped with cleanup. Our emcee, Jeff Myers, was much appreciated as always. Thanks to these volunteers who all made the event run smoothly.

I hope more of our friends, neighbors, and guests will join in the events that are sponsored by our Greentrees Association.

Patty Harrison



## Phat Dogz Rock the Rec Hall

Greentrees got *loud* in the best possible way when the five-member **Phat Dogz** made their high-energy debut in the Rec Hall. Residents packed the room, tapping toes, shaking hips, and—yes—some absolutely *dancing like nobody was watching*.

For just over two full hours, the Dogz kept the party rolling with crowd-pleasers from legends like Michael Jackson, ZZ Top, Sly and the Family Stone, and plenty more. The music was big, the smiles were bigger, and the refreshment table didn't stand a chance.

Some of the comments from those in attendance "Rock and roll will never die... GTV today is proof", "THEY ARE GREAT!"...

More than 75 residents showed up to cheer them on, turning an ordinary afternoon into a full-blown community celebration. If this was their first performance, Greentrees might need a bigger dance floor for the next one.

Diane Greer



### Greentrees Village Assistance Fund

Are you in need of financial assistance to pay a utility bill or a home or appliance repair bill? You can call Siuslaw Outreach services at (541) 997-2816 for assistance.

For assistance with HOA fees, you can call Carley Scibetta at (503) 383-8850 for assistance.

This fund is in no way associated with the Greentrees HOA.

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## Key Wood Stove, Fireplace, and Air Quality Rules **Check Your Smoke Detectors**

**Burn Advisories:** LRAPA issues daily, mandatory wood heating advisories from Oct. 1 to May 31. To check if burning is allowed each day, go to <https://www.lrapa-or.gov/> (and select Florence from the dropdown menu).

- **Red Day Restrictions:** During red advisories, residents must avoid using wood stoves/fireplaces, as air pollution is hazardous.

- **Visible Smoke:** Smoke from chimneys should be nearly transparent. Dense smoke can result in enforcement action (fine of \$50-\$400).

**Fuel Requirements:** Use only dry, seasoned wood. Burning garbage, plastic, treated wood, or wet wood is illegal (fine of \$50-\$400). Burning green wood produces lots of smoke but little heat.

### **What you cannot burn:**

- Chemically treated wood and wood products such as plywood
- Painted wood (actually, anything painted)
- Plastic
- Garbage
- Cardboard

### **What is the problem with burning prohibited materials?**

Wintertime residential wood burning (October through May) is a significant source of air pollution, including fine particulates and air toxics. Particulate matter in wood stove smoke is inhaled and reaches the deepest part of our lungs; it is known to cause or contribute to respiratory disease, asthma attacks, heart problems, and premature death. Wood smoke also contains toxic organic compounds known to cause cancer (State of Oregon: <https://www.oregon.gov/deq/residential/pages/woodstovesfaq.aspx>).

Eleanor Latham

### **What do colored eggs have to do with Easter?**

Nothing, directly, but they have symbolic and practical connections. First, many ancient cultures such as the Hindus, Egyptians and Persians believed the world began with a giant egg. For these cultures, the egg symbolized new and emerging life; similarly, they were a part of many Spring/fertility/rebirth celebrations, including Imbolc in the Celtic Pagan tradition.

Practically, in Christian European tradition, eggs were forbidden as a “luxury” food during Lent. Chickens (ducks, geese, etc.), however, do not observe Lent and continued to produce eggs during the 40 days between Ash Wednesday and Easter Sunday, resulting in both additions to the flock and a surplus of eggs; close to Easter, eggs were hard boiled to make them last longer (remember: no refrigeration) and the hard-boiled eggs were often marked to distinguish them from fresh eggs. The tradition of eating eggs on Easter Sunday, then, was a practical response to the need to use up hard-boiled eggs before they went bad. Apart from marking hard-boiled eggs, coloring eggs started in the Mesopotamian region, where they were dyed red (using beet juice) to symbolize Jesus’s blood; later, blue (use red cabbage and baking soda) symbolized love and yellow (from turmeric, yellow beets, and sometimes onion), symbolized the resurrection. By the 19<sup>th</sup> century, the Pysanki technique (using wax to control color absorption) developed and Easter Eggs became works of art—or, when children like me did it, abstract blobs and lines. Anyone else remember using wax for Easter eggs?

The Siuslaw Valley Fire and Rescue (SVFR) works with the community to keep smoke detectors up-to-date. If your device is more than 10 years old (2015 or before), it qualifies for the service, and SVFR will replace and install a new battery-powered smoke detector at no cost to you.

For wired smoke detectors, there is a cost of \$30, and a combination smoke/carbon monoxide detector is \$60.

The date of your smoke detector should be printed on the back of the unit. You will need to remove the device from the mounting (or ask someone to help you, since they are mounted high on a wall or ceiling) to read the date on the back. Tip: when mounting a new unit, write the installation date where it is visible on the unit without having to remove it from its mounting.

Rooms that should have smoke detectors are the following:

- All Bedrooms
- Hallway
- Living room

To schedule replacement and installation of these life-saving devices, call SVFR at 541-997-3212 to have your name and number of devices added to the list.

Kristel Buechner  
Greentrees Emergency Response Team  
(GERT)

## New Phishing Email Scam

We have received information about an email phishing scam targeting our community. The email is purportedly sent from one of the officers asking if you can help them. If you respond, they will ask you to purchase gift cards, send to them, and you will be reimbursed by the association. It may mention another officer and their title in the email, saying that that person is not available to do this task. Usually, it also says you can keep one of the gift cards for yourself. You may get multiple nagging emails from them asking you to respond, if you respond to the initial email.

It is best practice to not respond to these emails. But it happens to the best of us, especially when it's something very simple, such as "can you help me?" or "do you have a few minutes to talk?". Please know that we will never ask you to purchase gift cards for the association. If any gift cards are needed, the office staff or other authorized people will purchase them. Check the email address, if you know how to do so, and verify any emails are from the real person. All board member emails are listed in the directory or on the webpage in the Owner's Area. If you have questions about an email you have received, contact the person who sent it – again phone numbers are in the directory or on the website in the owner's area.

Diana Lindsley

## West Side – South River Access


We want to make everyone aware that the south river access on the West Side is experiencing some erosion. For your safety, we're asking residents to please stay behind the fenced area and avoid going beyond it. Maintenance has temporarily closed off the path leading down to the river so no one accidentally steps into an unstable spot.



Our Greentrees Manager and the Property Committee are already looking into solutions to repair the area and restore safe access. In the meantime, your cooperation helps keep our community safe and cared for. Thank you for looking out for one another.

Diane Greer

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## GREENTREES COMMITTEE REPORTS

### **CC&Rs / Bylaws Committee**

(Unedited by author request)

The Ad Hoc CC&Rs and Bylaws committee has completed our final review of the CC&Rs. It has been submitted to our attorney for review. We hope to have these completed for the annual meeting in August, so we can present to the membership. When we have the draft from the attorney we will present at town halls to the homeowners.

We will begin work on the Bylaws starting next meeting. We are hoping this is not as time consuming as the CC&Rs.

We plan to meet with the City of Florence to discuss their rules regarding ADUs.

Diana Lindsley

### **Communications Committee**

In response to Mardi Wetmore's correspondence:

Mardi stated that her ad has been consistently moved towards the end of the newsletter, and this is true. The Communications Committee rotates the ads, so that every paid advertisement is sometimes near the front and sometimes near the back or somewhere in between. The Communications Committee does not give preferential treatment to any advertiser, including a guarantee of where in the newsletter the advertisement will appear.

The Communications Committee voted to consider providing free advertising for registered 501(c)(3) charitable organizations on a case-by-case basis: the (3) designation provides an objective standard. The committee voted not to provide free advertising for anyone else. Mardi's project is not a registered 501(c)(3) charitable organization.

The Communications Committee makes a profit with advertising, and that profit goes to Greentrees to help keep our dues lower. There is a cost to Greentrees in giving away free ads.

A resident of Greentrees offered to pay for the advertising for Mardi's project. Mardi said no. The Communications Committee offered Mardi a discount, and she refused the discount.

The Communications Committee will continue to rotate ads. Sometimes Mardi's ad will be near the front, and sometimes it will be near the back. The Communications Committee will not provide free advertising to organizations that are not registered 501(c)(3) charitable organizations.

Communications Committee

### **Greentrees Emergency Response Team (GERT)**

April is Severe Weather Preparedness month. Knowing what your area's risks are is key to knowing how to prepare. The coast faces windstorms, flooding, power outages, and ice storms as well as the threat of earthquakes and tsunamis. When preparing for a disaster, remember to include your pets. What will they need for an extended period of time? For more on how to prepare you and your loved ones, check out the Bulletin Board, on which GERT provides many resources and tips on preparing.

Kristel Buechner  
GERT Trainer/Coordinator/Chair

### **GERT Radio Group**

The Emergency Communications team needs all districts represented; District 7 needs a resident to be part of the team. The time per month is at most 15 minutes once a month from the comfort of your own home. GERT can supply the radio and the training. The training sessions will take roughly 30-60 minutes.

If you're in District 7 and you are interested in joining the team, please contact Kristel at 541-997-0909.

All GTV residents are welcome and encouraged to attend GERT meetings. GERT regularly meets the second Thursday of each month at 1 PM in the multipurpose room, unless otherwise noted.

Kristel Buechner  
GERT Radio Group Chair

Submit your photos to  
[gtv.villagevoice@gmail.com](mailto:gtv.villagevoice@gmail.com)  
for  
consideration in future  
Village Voice editions.

## Do You Know the Hierarchy of Our HOA?

The hierarchy of the HOA is as follows:

- HOA Community Members (residents)
- Board of Directors
- Board Officers (President, Vice-President, Secretary, Treasurer)
- HOA Manager
- HOA Employees

Remember that HOA means “Homeowners’ Association”—essentially, homeowners are the ones who “own” the association, with other folks elected or hired to run it, especially in terms of practical actions—like ensuring we have water and sewer and collecting dues so that the Association can pay its bills. Each of us, when we moved in, agreed to various “rules” based on the concept of helping us run along smoothly, with no one’s rights outweighing another’s rights.

Eleanor Latham

## Transparency Matters in a 55+ Community

Clear and accurate communication is essential to good governance — especially in a 55+ community where many residents rely on written information to stay informed. Oregon law strongly supports owners having meaningful access to the decisions that shape community life.

State statutes require that “written minutes must give a true reflection of the matters discussed at the meeting and the views of the participants” (ORS 192.650). This helps residents who cannot attend meetings understand the business conducted. Similarly, ORS 94.641 clarifies that a director’s vote must be recorded accurately, reinforcing the importance of precise and reliable minutes.

Maintaining open and accurate minutes reduces legal risk for the HOA and directors. Because Oregon law allows owners to record board meetings, inaccurate or incomplete minutes create a risk that board decisions can be challenged if a recorded meeting reveals incorrect documentation. Accurate minutes also work with ORS 65.369 to protect directors personally by demonstrating they acted in good-faith and within their authority.

In a senior community, clarity is more than a legal requirement—it’s a practical need. Residents often depend on minutes to follow discussions, understand motions, and stay connected. Including brief summaries of actions, noting key topics discussed, and acknowledging committee reports — without unnecessary narrative detail — strikes the right balance between brevity and transparency.

By maintaining minutes that are clear, factual, and accessible, we strengthen trust, support informed participation, and uphold the values that make our community a welcoming place to live.

Lanette Manzi

*"Go confidently in the direction of your dreams! Live the life you've imagined,"*

*Henry David Thoreau*



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## What Our HOA Officers Do

The officers of the Greentrees Village HOA help ensure the association runs smoothly and responsibly. Each officer has specific duties, but they all share a common goal: supporting the community and carrying out the decisions of the Board. Per the Greentrees Bylaws, the duties of the Officers of the Board of Directors are as follows:

### 6.7 Duties of Officers

#### 6.7.1 The President shall:

Preside over meetings of the general membership and the Board of Directors.

Perform the duties that normally pertain to the office.

Co-sign checks, leases, mortgages, deeds and other instruments authorized/approved by the Board of Directors.

Be authorized to employ and supervise help with approval of the Board of Directors.

Receive the communications from the employees.

Sign all minutes, committee reports, etc. after proper approval, on behalf of the Board of Directors.

#### 6.7.2 The Vice-President shall:

Succeed to the office of president for the unexpired term in the event of a vacancy in that office.

Serve in the absence of, or at the request of, the president.

Co-sign corporate checks when required.

#### 6.7.3 The Secretary shall:

Record the proceedings of the annual Meeting of Members and the Board of Directors.

Notify the Members and the Board of Directors of meetings.

Perform such other duties as directed by the Board of Directors.

#### 6.7.4 The Treasurer shall:

Be a member of the Finance Committee.

Present financial reports to the Board of Directors.

Present a financial report at the annual meeting of Members.

Co-sign corporate checks when required.

Diane Greer



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## Events Happening In and Around Greentrees Village and Florence

### Florence Events Center Spring Bazaar

Our coastal Oregon region is rich with natural beauty and creative talent, which is why so many artisans call it home. Since launching the FEC Holiday Bazaar four years ago, interest has grown so quickly that we've had to turn away many skilled creators each year due to limited space. After the success of the 2025 Summer Bazaar, our team decided to expand again—introducing a brand-new **Spring Bazaar** this year.

The FEC Bazaars have become some of the most popular vendor markets in the area. Each event is carefully curated through an application process requiring photos and detailed submissions. Many hours go into selecting a balanced mix of vendors to ensure a high-quality, diverse shopping experience.

Shoppers attending the **Spring Bazaar on Saturday, April 4, 2026, from 10 AM to 4 PM** can look forward to a lively, welcoming atmosphere filled with creativity and local flair. The market will feature a wide range of handcrafted goods, accessories, baked treats, and home décor. It's a wonderful opportunity to meet passionate makers, discover unique items, support local businesses, and enjoy a memorable outing that captures the spirit of spring.

### Florence Gun and Knife Show

The Florence Events Center is hosting its first ever **Gun and Knife Show**, bringing together collectors, hobbyists, and the simply curious for a wide-ranging showcase of items. Visitors can explore sporting and hunting supplies, a curated selection of new, used, and antique guns, knives, military collectibles, collectible coins, and more. It's a great chance to discover unique pieces, learn from knowledgeable experts, and connect with fellow enthusiasts in a friendly, community-oriented setting.

Join us Saturday, **April 11 from 9 AM to 5 PM** and Sunday, **April 12 from 9 AM to 3 PM** for this exciting two-day event.

This family-friendly gathering welcomes children—and even well-behaved dogs—making it an inclusive outing for all.

### Rhody Show

Come celebrate spring as local rhododendron growers show off their early blooms at the early Rhody Show – April 18 and April 19 10 AM – 5 PM at the Florence Events Center. That should get you in the mood to enjoy all the wonderful events of the Florence Rhododendron Days in May.



C.R.O.W.'s production of *Seussical* brings the whimsical world of Dr. Seuss to life through the award-winning work of Tony winners Lynn Ahrens and Stephen Flaherty (*Lucky Stiff*, *My Favorite Year*, *Once on This Island*, *Ragtime*). Beloved characters—including Horton the Elephant, The Cat in the Hat, Gertrude McFuzz, Mayzie LaBird, and Jojo, a child with a boundless imagination—lead audiences from the Jungle of Nool to Circus McGurkus and into the tiny world of the Whos.

The Cat in the Hat narrates Horton's journey as he protects the Whos on a speck of dust and cares for an abandoned egg left by the carefree Mayzie LaBird. Along the way, Horton faces ridicule, danger, and even a trial, yet Gertrude McFuzz's unwavering loyalty helps guide him through. At its heart, the story celebrates friendship, family, community, and the courage to follow your convictions.

With nearly 50 young performers, vibrant sets, whimsical costumes, clever choreography, and an unforgettable score, this family-friendly show promises joy for audiences of all ages.

### Performance Dates at the Florence Events Center (FEC):

**Friday, April 17 at 7 PM**

**Saturday, April 18 at 7 PM**

**Sunday, April 19 at 2 PM**

**Friday, April 24 at 7 PM**

**Saturday, April 25 at 7 PM**

**Sunday, April 26 at 2 PM**

For more information, visit

[www.crowkids.com/seussical](http://www.crowkids.com/seussical).



### Italian Sausage

Are you craving pasta with sausage, but all you have available is breakfast sausage? Here's a quick way to spice it up with Italian flavors.

#### Breakfast Sausage to Italian Sausage

- 1 pound breakfast sausage
- 1 teaspoon fennel seeds (this is absolutely imperative, fennel seeds are what \*make\* Italian sausage)
- 1 teaspoon dried basil
- 1 teaspoon dried oregano
- 1 teaspoon garlic powder
- 1 teaspoon dried parsley
- 1/2 teaspoon onion powder
- 1/2 teaspoon dried rosemary
- 1/2 teaspoon black pepper
- Pinch of red pepper flakes (more if you like it hot)

Put sausage into a bowl, sprinkle herbs on top. Using your hands or a suitable kitchen tool, knead the mixture until herbs are well distributed. Use the result in your recipe of choice.

Sally Daugherty

### Building Use Survey

Greentrees would like to learn more about how our residents use the buildings throughout our community. Similar to last year's pool survey, the office is asking for your input on what activities you use the buildings for, when you use them, and how often.

A copy of the survey is included as an insert in this month's newsletter, and blank forms are also available in the office. Please return paper surveys to the office.

The survey will be open from **March 31 through May 15**. Once responses are collected and reviewed, the results will be shared at an upcoming Board meeting.

Diane Greer

### Letter To The Editor

Recently, committee chairs received an email ordering them to submit monthly written reports. I am concerned about placing an unnecessary burden on volunteers to write reports that serve no purpose.

The Lawyers Opinion states "Committee reports should ordinarily be handled with a simple entry that the committee reported." This is how GTV has been handling committee reports: an oral report and a simple entry. Since this is recommended by the attorney, why change it?

The Lawyer's Opinion states that the report should be entered in the minutes if it "is of great importance or should be recorded to show the legislative history..." This would be very unusual for most GTV committees.

Robert's Rules states that all committee reports should be submitted in writing, except for brief reports in a small assembly, where no board action is required. A small assembly means 12 or fewer board members. Robert's Rules does not require our committee reports to be in writing.

I am also concerned about the tone of this email. It sounds like a boss giving orders to employees that she does not respect. The authoritarian attitude is inappropriate when communicating with volunteers.

The Board should reconsider their new policy of ordering volunteers to write reports that serve no purpose.

Laura Belala #668

"We put the Floor in Florence."



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## Two New Displays In The Collectibles Cabinet

Please come to the clubhouse and take a look. Learn and experience something new.

- Terri Rhoades, lot 147, has Kokeshi dolls and A Little World of Miniatures.
- Colleen Starkey, lot 305, has on display "Things Made during Covid": various items to view, highlighted by a painting titled "Hindsight 20/20."

We are always looking for fun and new displays. If you have something to share, please contact Lisa Reynolds 503-896-4628.

Lisa



## Cute Pets April 2026

Meet Maggie and Sadie, Manx sisters. The picture with the computer screen shows them watching the mouse moving on the screen. Does this make them good mousers? They have crossed the rainbow bridge now and are certainly just as cute. You decide—are they cuter watching the mouse or cuter looking up innocently? Thanks for submitting these, Linda and Ed Payton.



If you have an exceptionally cute pet (dog, cat, canary, iguana. . .), send a picture and a short explanation of why your pet deserves recognition to the Greentrees Village Voice at [gtv.VillageVoice@gmail.com](mailto:gtv.VillageVoice@gmail.com).

Eleanor Lathom



## April is National Poetry Month

April is National Poetry Month – Celebrate yourself and write a haiku or two.

A haiku is a traditional form of Japanese poetry consisting of three unrhymed lines with a 5, 7, 5 syllable structure. It focuses on nature, seasons, or a specific, momentary observation, often using imagery to evoke emotion or a sudden insight. Here are examples by the famous Japanese poet Basho:

First winter rain  
even the monkey  
seems to want a raincoat

An old silent pond  
A frog jumps into the pond  
Splash! Silence again  
--by Basho

### Bears

Grizzly  
Panda  
Brown  
Koala  
Black  
Polar  
Yogi



by Patty  
Harrison

### Ode to a foot

Oh ankle, leg, oh foot divine  
Wonderfully loyal, I'm glad you are mine  
Honest, trustworthy, and you carry my girth  
While needing no balms costing more than they're worth

Steady and reliable day after day  
Fed by my diet... scant, inadequate pay  
Still, not cute enough to meet modern standards  
Must be fair, slim, bronzed, as in promotional placards

Even seniors must keep up with the times  
Your long years of service betrayed by blue lines  
Embarrassed I hide you deep under a sock  
While out in the world to show off my speed walk

But all that said and done, at day's apogee  
Returning home at last you're set free  
Raised, relaxed, with my full attention  
Unthreatened now by man-made invention  
Thanks, my good friend, your comfort is first  
While sipping cool tea, quenching our thirst

by Sally Daugherty

### An Octave on Spring

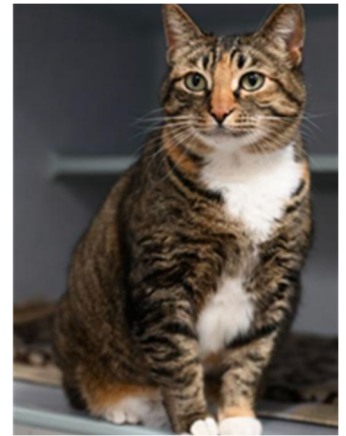
Delicate buds brave still-cruel winds  
Tentative hummingbirds check for food  
longing for the scarlet orchids behind windows.  
House cats threaten death and destruction  
to the oblivious strays strolling the path,  
looking for love. . . or sleepy, chilled mice.  
Stars flicker through scudding clouds  
Ocean waves crash, angry at the empty beaches.

by Eleanor Latham

## Pets of the Month

### Willow

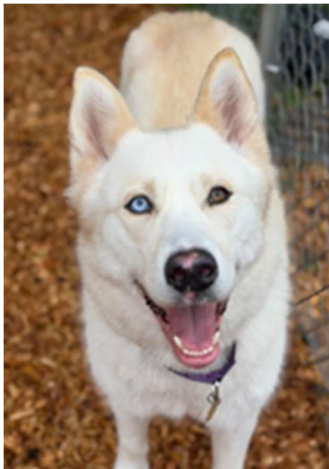
A gentle soul with a quiet, thoughtful heart. She's a little reserved at first and prefers to take things at her own pace, but she does enjoy soft pets and kind affection. Willow is more of an observer, happily keeping to herself while she gets comfortable. With time and patience, her curiosity blooms, and she'll start to seek out love in her own sweet, subtle way. She's the kind of cat who forms a deep, special bond once she knows she's safe.



### Mauka

Mauka, whose name means "toward the mountains" in Hawaiian, was surrendered due to a housing change and is looking for a loving new home. She's a sweet, gentle girl who loves going for walks. True to her Husky nature, she will "talk" to you and let you know exactly how she feels.

Mauka walks well on a leash and would thrive in a home with an active family. She previously lived with very young children and was wonderful with them, making her a fantastic family dog. She does require regular brushing and grooming, so her new family should be ready to keep her coat healthy and beautiful.



If you're looking for a loving, playful, and chatty companion who adores family life and outdoor adventures, Mauka is ready to meet you.

If you're interested in adopting either of these pets, please fill out an adoption application online at [www.oregoncoasthumanesociety.org](http://www.oregoncoasthumanesociety.org). We also have other cats and dogs available to adopt on our website <https://www.oregoncoasthumanesociety.org/> Got questions? Give us a call at 541-997-4277.

Thank you!  
Valerie Swensrud

©CRACKPOT

by Sandy Mugg



"April Fool's Day: A day for pranks, jokes, and tricks, where nothing is quite what it seems!"

"Suppose the world were 'crazy.' . . Suppose you were a fool. In that case, you could not do better than be a fool in a world of fools." — **Mark Twain**

"You can fool all the people some of the time, and some of the people all the time, but you cannot fool all of the people all the time." — Abraham Lincoln

## From the Editor

One of the greatest strengths of Greentrees Village is how well we stay connected as a community—and that doesn't happen by accident. It takes a dedicated group of volunteers who care deeply about keeping residents informed, included, and in the know. I'm proud to say that our Communications Committee is exactly that kind of team.

Every month, this group pours their time, creativity, and heart into the Village Voice, our weekly email blast, the GreentreesVillage.com website, and the Official Greentrees Facebook page. Each platform reaches residents in a different way, but the goal is always the same: making sure everyone has access to clear, timely, and trustworthy information.

Behind the scenes, committee members are writing and editing articles, updating web pages, designing layouts, gathering announcements, managing subscriptions, and coordinating with other committees and the Board. They do it with professionalism, good humor, and a genuine love for this community. Most of their work is invisible—but its impact is felt every day.

I'm grateful for this remarkable team and the spirit of collaboration they bring to everything we do. Their commitment ensures that Greentrees remains not just a place to live, but a place to belong.

**If you enjoy writing, editing, organizing information, or helping neighbors stay connected, we would love to welcome a few more volunteers to the Communications Committee. Even a small amount of time makes a big difference. See below for what we could use more help with.**

To every member of the Communications Committee: thank you for helping keep our community informed, connected, and thriving.

Diane Greer  
Communications Committee Chair

We're Looking For:

- **Writers** — Share stories, report on events, or offer helpful tips.
- **Printers** — Assist with printing the newsletter each month.
- **Head of the Folding Crew** — Lead the friendly team that folds and prepares printed copies for delivery.
- **Advertising Agent** — Work with local businesses and partners to secure newsletter advertising.
- **Interviewers** — Chat with our featured Volunteer or Villager of the Month and pass your notes to one of our writers to turn into a story.
- **Puzzle Maker** — Create fun and engaging puzzles to keep our community thinking and smiling.
- **Website Design**— Planning, creating, designing visually appealing pages and keeping the information on the website up-to-date.

Every role matters, and even a small amount of time makes a meaningful difference. No experience is required—just a willingness to help and a positive spirit.

If you're interested in volunteering or would like more information, please contact the Communications Committee at [gtv.VillageVoice@gmail.com](mailto:gtv.VillageVoice@gmail.com).

Your involvement helps keep the Village Voice strong, vibrant, and truly reflective of our community.

*"Alone we can do so little; together we can do so much." – Helen Keller*

Volunteers are essential, selfless community builders who deserve recognition for their time and effort. Key quotes highlighting their value include: "Volunteers don't get paid, not because they're worthless, but because they're priceless" and "No act of kindness, no matter how small, is ever wasted". They are the heart of the community.



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### OFFICE CONTACT INFORMATION

**OFFICE HOURS:** Mon.-Fri. 9-3

CLOSED ON HOLIDAYS

**OFFICE PHONE:** 541-590-3003

**EMAIL:** [greentreesvillagehoa@gmail.com](mailto:greentreesvillagehoa@gmail.com)

**MAINTENANCE PHONE:** 541-997-1371

**MAINTENANCE CELL**

**(Evening and Weekends):** 541-999-6231

### The Village Voice is A Publication of Greentrees Village, Inc.

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## Building Use Survey

In 2025, we did a survey about pool and spa usage. We are now wanting to know about building use, to determine the building hours. Please answer the questions below (one survey per lot) and provide the responses to the office. Please respond by **May 15** so we can compile the responses. Thank you for your help.

1. Do you participate in the following events in the Rec Hall or Coffee Room? (Check all that apply)

Potlucks     Coffee Social     Bunco     Exercise Class     Tai Chi  
 Bridge     Poker     Game Night     Special Events

2. Do you use the Rec Hall for personal use, such as playing pool?  Yes     No

If yes, how often do you use the Rec Hall? (Check all that apply)

|                       | Winter (Oct – April) | Summer (May – Sept) |
|-----------------------|----------------------|---------------------|
| Daily                 |                      |                     |
| Several times a week  |                      |                     |
| Once a week           |                      |                     |
| Several times a month |                      |                     |
| Rarely / never        |                      |                     |

If yes, what hours do you most use the Rec Hall? (Check all that apply)

|              | Winter (Oct – April) | Summer (May – Sept) |
|--------------|----------------------|---------------------|
| 8 AM – 11 AM |                      |                     |
| 11 AM – 3 PM |                      |                     |
| 3 PM – 6 PM  |                      |                     |
| 6 PM – 8 PM  |                      |                     |

3. Do you use the Coffee Room / Library for personal use, such as playing cards, doing puzzles, socializing?  Yes     No

If yes, how often do you use the Coffee Room / Library? (Check all that apply)

|                       | Winter (Oct – April) | Summer (May – Sept) |
|-----------------------|----------------------|---------------------|
| Daily                 |                      |                     |
| Several times a week  |                      |                     |
| Once a week           |                      |                     |
| Several times a month |                      |                     |
| Rarely / never        |                      |                     |

If yes, what hours do you most use the Coffee Room / Library? (Check all that apply)

|              | Winter (Oct – April) | Summer (May – Sept) |
|--------------|----------------------|---------------------|
| 8 AM – 11 AM |                      |                     |
| 11 AM – 3 PM |                      |                     |
| 3 PM – 6 PM  |                      |                     |
| 6 PM – 9 PM  |                      |                     |

4. Currently the Rec Hall closes at 8 PM and the Club House at 9 PM. These correspond to the pool / spa hours. Should the building hours be extended during the summer (May – Sept)?

Yes  No

If the building hours are extended, we will need to adjust / extend maintenance staff hours to accommodate those extended hours. This will incur additional costs in labor.

Do you support this additional cost?

Yes  No

Please add any additional comments.

Comments: \_\_\_\_\_

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# G.T.V. MARKET UPDATE

*April*  
2026



| MLS       | STAT | LIST \$   | ADDRESS   | #BED | #BATH | SQ FT | LISTED     |
|-----------|------|-----------|-----------|------|-------|-------|------------|
| 737512060 | ACT  | \$239,000 | #214 EAST | 2    | 1.5   | 840   | 3/17/2026  |
| 755258289 | ACT  | \$259,000 | #207 EAST | 3    | 2     | 1816  | 3/14/2026  |
| 300895758 | ACT  | \$250,000 | #76 EAST  | 2    | 2     | 924   | 3/12/2026  |
| 157069656 | ACT  | \$275,000 | #415 EAST | 3    | 2     | 1872  | 3/11/2026  |
| 199485682 | ACT  | \$260,000 | #218 EAST | 2    | 1     | 960   | 3/10/2026  |
| 381276335 | ACT  | \$225,000 | #429 EAST | 3    | 2     | 1428  | 2/13/2026  |
| 107867280 | ACT  | \$329,000 | #200 EAST | 2    | 1     | 840   | 2/11/2025  |
| 648921461 | ACT  | \$222,500 | #278 EAST | 2    | 1.5   | 1675  | 2/6/2026   |
| 776999889 | ACT  | \$269,500 | #285 EAST | 2    | 2     | 1798  | 2/2/2026   |
| 220740617 | ACT  | \$390,000 | #534 WEST | 3    | 2     | 2280  | 1/26/2026  |
| 477001508 | ACT  | \$310,000 | #654 WEST | 2    | 2     | 1080  | 12/11/2025 |
| 730692234 | ACT  | \$158,000 | #113 EAST | 2    | 1     | 924   | 10/4/2025  |
| 203192262 | ACT  | \$170,000 | #155 EAST | 1    | 1     | 576   | 10/2/2025  |
| 344579839 | ACT  | \$249,000 | #29 EAST  | 3    | 1     | 1308  | 9/22/2025  |
| 711905203 | ACT  | \$196,000 | #41 EAST  | 2    | 2     | 938   | 8/28/2025  |
| 463471603 | ACT  | \$385,000 | #673 WEST | 2    | 2     | 1836  | 7/11/2025  |
| 229601328 | ACT  | \$179,500 | #261 EAST | 2    | 1     | 924   | 7/10/2025  |
| 141991553 | ACT  | \$280,000 | #572 WEST | 2    | 2     | 1248  | 7/8/2025   |
| 689410988 | ACT  | \$349,000 | #676 WEST | 3    | 2     | 1512  | 6/2/2025   |
| 253283281 | ACT  | \$319,000 | #695 WEST | 2    | 2     | 1539  | 3/25/2025  |
| 24399954  | PEH  | \$314,997 | #694 WEST | 3    | 2     | 1539  | 8/13/2024  |
| 592575119 | PEH  | \$239,000 | #279 EAST | 2    | 1     | 924   | 9/29/2025  |
| 780528032 | PEH  | \$325,000 | #150 EAST | 3    | 2     | 1300  | 12/4/2025  |
| 465391432 | PEH  | \$245,000 | #518 WEST | 2    | 2     | 1248  | 6/16/2025  |

|           |     |           |           |   |   |      |           |           |            |
|-----------|-----|-----------|-----------|---|---|------|-----------|-----------|------------|
| 763366323 | SLD | \$339,000 | #521 WEST | 2 | 2 | 1440 | 9/9/2025  | \$310,000 | 1/20/2026  |
| 301553513 | SLD | \$260,000 | #103 EAST | 2 | 2 | 938  | 9/30/2025 | \$215,000 | 1/7/2026   |
| 384737573 | SLD | \$278,000 | #112 EAST | 2 | 1 | 1226 | 6/21/2025 | \$273,000 | 12/31/2025 |

The properties on this list have been listed and sold by various MLS participants.



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