

Newberg Crest Homeowners Association Annual Meeting Lane Residence

DATE/TIME: September 13, 2025, 4:21 p.m.

BOARD MEMBERS PRESENT:

Kelly Raymond-Hicks	President
Sunny Larway	Vice-President
Stefano Malnati	Treasurer
Alison Wishart	Secretary

HOMEOWNERS PRESENT:

Lots: 1, 3, 5, 12, 13, 15, 16, 105, 108, 112, 113, 115, 116, 119, 125, 135, 136, 137
Proxy: 4, 6, 14, 107, 114

ESTABLISHMENT OF QUORUM/CALL TO ORDER:

Kelly Raymond-Hicks established a quorum and called the meeting to order at 4:21 p.m.

Agenda of the meeting was as follows:

- Board summary of the year
- ACC and MC summary
- Financial summary
- Election of new officers (Secretary, ACC)
- Open Discussion and Questions

BOD Summary

- Road repair will take up much of our budget for 2025/2026. There have been several complaints of shooting within our community. For the safety of the community, this is a reminder that NO firearms of any kind or nature. There have also been several complaints about school bus etiquette around school buses. When the school bus is entering or exiting the area in front of the gate, do not enter or exit the community. When the school bus is actively loading/unloading children, do not enter/exit for the safety of the children. If you turn off Newberg onto 29th and see a bus, please either wait on Newberg or pull into the paved parking spot next to Newberg Road. Due to an owner leaving the neighborhood that use to mow grass and ditches next to roads, we ask for community members to help maintain that. To add this task to the HOA budget would cause a major increase in dues.

Financial Summary

- Kelly Raymond-Hicks went over the proposed budget. Reserves are currently high due to road repair costs.

ACC Summary

- Referred to Newsletter for items reviewed and approved over the year

MCC Summary

- New keypad was replaced due to vandalism.
- Landscaping applied new bark to the front entry.
- Solar light will go up at mailboxes to help illuminate for after hours.

Election of Officers

- ACC: Mike Mackey
- Secretary: Alison Wishart to remain until no longer able to do so.

Open Discussion

- New residents Raymond Tai, Lot 16, Tanner & Madeline May, Lot 115, Jason Copeland & Nikki Reed, Lot 116, Jerrett & Rebecca Skrifvars, Lot 117, Kyle & Teresa Anderson & Bruce Tepley, Lot 119, Benjamin & Erin Palmer, Lot 128 were welcomed to the neighborhood.
- Owner questions were that mailbox keys need re-identified to see what key goes to what lock. USPS needs contacted to fix.

ADJOURNMENT:

Meeting adjourned at 4:35 p.m.

Respectfully submitted by Alison Wishart on September 14, 2025.

