



Lea Terra Park Homeowners Association
7925 SW Connemara Terrace
Beaverton, OR 97008-6978

Lea Terra Park Homeowners Association

Board of Directors Meeting Minutes

July 2025

Call to Order:

The meeting was called to order by Randy on July 15th at 6:35 PM.

Roll Call of Officers:

Present: Randy Hoaglin, Linda St. John, Emily Morris, Karla Marzineck, and Pat Lach

Meeting Minutes:

Motion by Emily to accept June minutes, seconded by Linda.

Financials:

Motion by Pat to accept the June financials, seconded by Linda.

About 50 owners have paid their July 1 – December 30th, 2025 dues to date.

Will look into obtaining a possible title report for Hahn property to see if there is a mortgage recorded against the property.

To be done: Adding Scott to signatory will require a re-signing at bank for all current signatory members (Randy and Karla) and Scott.

Landscape:

2025 Board of Directors and Committee Members

President: Randy Hoaglin

Secretary: Scott Mahon

Treasurer: Karla Marzineck

Vice President: Emily Morris

Architecture Review Chair:
Linda St. John

Landscape Chair:
Karla Marzineck

Architecture Review Committee:
Craig Hopkins, Pat Lach

Landscape Committee
Randy Hoaglin, Emily Morris



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Alex is repairing a newly discovered broken line (tree root) and will be asked to look into the missing sprinkler head along the south side of Barberry near upper loop drive. Landscapers still need to trim the hedges and plants along Sorrento walkway and remove the large broken limb. (Karla)

Will need to follow up with the arborist regarding replacement of the new tree they planted along Sorrento this spring that has died and also estimate for removal of pine tree (dying) near north side corner of Sorrento and Barberry. (Randy)

Will be investigating and getting bids for "scoping" of water sprinkler lines from Sorrento to see if we can discover why the water usage for this zone is about 3 times that of the other zones in the park. (Randy)

Architecture:

One owner has signed documents which Linda has received and approved to replace the roof of their home and the contractor has signed that they have received and reviewed the building requirements as per the CC&R's.

Miscellaneous:

LTP Picnic September 21st, 2025 in the common area. LTP will provide funds for the meat as we did last year.

Will investigate and set the annual meeting date and prepare an announcement letter for homeowners to be delivered in September mailing.

Next Meeting:

The next LTP board meeting will be held Tuesday, August 19, 2025, at Randy's. The meeting was adjourned by 7:25 PM.

Action Items:

Who	What	Status
Committee	Meet to complete reserve analysis for landscape, fencing, sprinklers, and asphalt/concrete.	TBD

Respectfully submitted,



Lea Terra Park Homeowners Association

Randy Hoaglin
President

Beaverton Greenway NAC meetings:

<https://www.beavertonoregon.gov/1224/Greenway-Neighborhood>

Beaverton Highland NAC meetings:

<https://www.beavertonoregon.gov/1226/Highland-Neighborhood>