

**IAHA BOARD OF DIRECTORS
AGENDA
October 26, 2023
EAA HANGAR**

1. IAHA welcome and Call to Order 6:00 p.m.
2. Roll Call to confirm Quorum (2/3 of voting members)
 - PRESIDENT: Alan Wright
 - VICE PRESIDENT: Keith Moes
 - SECRETARY: Robert English
 - TREASURER: Margaret Cleveland
 - MAINTENANCE: Al Cleveland
 - ARCHITECTURAL CHAIR: David Ullman
 - MEMBERS-AT-LARGE: John Horn and Bob Spencer
 - PAST PRESIDENT: Gary Van Horn
 - SPECIAL REPRESENTATIVE: Herb Jolliff
3. IAHA Executive session 6:05 p.m. for Briefing from legal council
4. IAHA return to open session 7:00 p.m.
5. Open Floor for comments or concerns from IAHA residents attending the meeting
6. Secretary's report and Approval of Minutes from August as posted on the Website
7. Treasurer's Report
 - a. Standard review of accounts
 - b. Review payment of pavement contract and outstanding debt
 - c. Continue ORS compliance review of IAHA accounting practices
 - d. Develop increased dues proposal for vote at December meeting
 - i. Convene a subcommittee to develop a resolution for homeowner vote.
 - ii. Provide a guidance statement for subcommittee action.
 1. Time frame for economic analysis
 2. Single dues increase or a scheduled series of increases
 3. ?
8. Architectural Committee Report
 - a. Review of current projects
 - i. White's sidewalk
 - ii. Kruljac dusk to dawn light
 - b. New projects approved by the Architectural Committee
 - c. New projects scheduled for Architectural Committee review.
9. Maintenance Committee Report
 - a. Review of maintenance activities, projects, and concerns.
 - i. Drainage issues in preparation for winter rains
 - ii. Rock ballast at critical points
 - iii. Mowing
 - iv. Gopher control
 - v. Other?
 - b. Taxiway subcommittee recommendation for board action

Subject: IAHA taxiway policy – for consideration
Sept 28, 2023

The residents and members of IAHA have just spent \$450,000 to have the taxiways repaved. During the process, it became apparent how fragile the taxiways are. While they were tested before paving with a heavy truck, it wasn't until surface removal began that it was discovered just how poor the underlayment is. While the new pavement is thicker than originally proposed, it is still on weak underlayment. It would cost significantly more than one million dollars to bring the underlayment up to what it should be.

The taxiways are the main common property of the community, and IAHA's prime charge is to protect them and keep them well-maintained. Taxiways are designed to move airplanes to and from the resident's hangars to the state airport system. IAHA recognizes that taxiways are sometimes needed for other purposes, but taxiing airplanes is the prime purpose.

It is also realized that repeated taxiway overloading will cause them to break down. The higher the load and the higher the temperature during loading, the faster the taxiways will break down and the sooner they will need repair or replacement. Further, vehicles may also cause damage when applying a torsional load to the surface by turning the steering wheel when stationary. An example is when a vehicle is driven onto the taxiway simply to maneuver and reposition it on the resident's property.

The proposed taxiway policy:

The taxiways are designed for the express conveyance of aircraft between airpark homes and the state-owned airport. Automobiles, motorcycles, trucks, and ATVs are prohibited from using the taxiways.

Only aircraft, pedestrians, leashed pets, bicycles, mobility aids, ADA scooters, chairs and walkers, and light non-aircraft vehicles are allowed on the taxiways. Light non-aircraft vehicles include golf carts and similar with a gross weight of less than 2000 lbs and with pneumatic turf tires. No hard, off-road, aggressive, or open-lug tires are allowed, as they can damage the surface.

Should any vehicle violate these guidelines, the owner of the property associated with the violation is subject to the following fines:

1. First offense \$500
2. Subsequent offenses double the previous fine.

Should any damage to the taxiway result from the violation, the property owner associated with the violation will be responsible for all repair or replacement costs determined by a qualified pavement specialist. These costs will include any inspection or testing deemed necessary by the maintenance committee to determine potential damage.

All proceeds go to the taxiway repair and replacement fund.

Violations can be submitted (with photographic evidence) anonymously to IAHA at any time via email at xx@yyy.org

Exceptions to this policy are 1) any IAHA equipment involved in the maintenance or repair of taxiways or other common property, 2) IAHA-sanctioned non-IAHA maintenance or construction equipment, 3) emergency vehicles such as police or fire department, or 4) special cases approved by the IAHA maintenance committee. Special case approval can be sought by emailing the maintenance committee at least 24 hours before permission is needed (xx@yy.com).

10. Presidents Report

- a. Request approval and budget for new website design with secure, password protected, pages for financial and other sensitive documents
- b. Complaint received regarding and automotive detailing business operating from an airpark home
- c. Board approval for a legal budget for the 2024 access agreement update with the ODA

11. Open floor for reports and or comments from other IAHA Board Members

12. Other items for the Good of the Order

13. Next meeting will be Sunday, December 3, at 2pm

14. Adjournment