



**DEER PARK RV RESORT HOA
BOARD MEETING
The Pavilion at Deer Park RV Resort
Minutes
May 19, 2026**

Call to Order/Quorum Verification

The meeting was called to order at 5:02 pm by President Bob Voshall. All officers were present: Vice President Matt Andrew, Treasurer Diane Blodnick, Activities Director Pamela Voshall and Secretary Jeanne Mitchell.

Introduction of visitors – New lot owners Mark and Susan Goff (#94) and lot owners Theresa and Randy Kimball (#105 & #107) were present.

Approval of September 9, 2025, Meeting Minutes – Meeting minutes were distributed to all in attendance. Jeanne M., Secretary read the meeting minutes from the September 9, 2025, meeting. Diane B. made a motion to approve the Minutes with the correction to Total Income Expenses changed from \$11,984.93 to \$6,614.00. Motion carried unanimously to approve.

Treasurer's Report:

Diane B. presented the Financial Report for 4/1/2026 – 4/30/2026

Beginning Balance: \$12,403.59

Total Income - \$6,220.00; Expenses - \$7,169.00; Ending Balance - \$11,454.59 **Reserve**

Account:

Beginning Balance - \$13,530.49; Ending Balance - \$13,530.49 **CD**

Account:

Beginning Balance - \$36,629.18; Ending Balance - \$36,629.18

Balance Sheet: \$61,614.26

CD Update and Taxes:

Diane B. gave an update on the status of the CD. \$16,00.00 was made. A tax fee of \$459.00 was charged. Diane B. is going to investigate a tax-free account to invest in.

CC&R's completed and filed:

Diane B. reported that the updated CC&R's have been completed and filed with the County. A big thank you to our previous secretary Jane Dodge for all the time and hard work she put in to make this happen. Pam V. made a motion to approve the Financial Report, seconded by Matt A. Motion carried unanimously to approve.

Old Business:

Diane B. reported that the 2016 Lawsuit against the HOA, G7, and Spokane RV Resort has been settled out of court for \$14,000.00 in October 2025.

Shed Paint Colors – update:

Bob V. reported effective 10/01/2025 the following paint colors have been approved for our sheds and trim:

Moonscapes; Old Grey Mare; Drifting Sand; Sunday Gloves; Summit Grey; Safari Beige; Tricorn Black; Sparkling Snow. **Black Fox is for TRIM ONLY.**

Approved Roof Colors are Green; Black; Driftwood. Color samples are in the HOA shed.

Paints may be purchased at Sturdy Shed in Clayton, Sherwood Williams at the Y in North Spokane and Rodda Paint on Francis Ave, Spokane. When purchasing be sure and let them know, you are with the HOA at Deer Park RV Resort to get the discount.

HOA Sign purchased and installed:

Bob V. reported that the sign for the entrance of the HOA section of the park has been installed by himself and Skip B. They are going to relevel and paint the posts this spring.

New Business:

Bob V. reported there will be three Board Positions up for re-election at the June Annual Meeting. Diane's two-year term as Treasurer is up. Matt and Jeanne took over as volunteers last June for one year as Vice-President and Secretary.

Upcoming Dates for the 2026 Board Meetings and Annual Meeting:

Annual Meeting	6-16; 5:00 p.m. – Potluck
July Board Meeting	7-15; 5:00 p.m.
August Board Meeting	8-19; 5:00 p.m.
September Board Meeting	9-16; 5:00 p.m.

Financial Audit:

Every year an internal audit is supposed to be conducted on the HOA books. Diane B. asked for a volunteer(s) to look over the books. Marty Wilson will meet with Diane B. to review.

Activities Report:

Pam V. reported on the upcoming schedule of activities for the summer.

Swim Aerobics	Monday-Friday	9:00 a.m.	
Happy Hour	Fridays	4:00 p.m.	HOA Square
Game Nights	Wednesday-Thursday	Time to be determined	– Pavilion
Pickle Ball	Tuesdays	9:00 a.m.	
August Craft Sale	Date and Time to be determined		

August Garage Sale Date and Time to be announced.

Activities Report (continued):

Marty W. volunteered to help Pam put up a bulletin board on the HOA shed.

Volunteers are needed to help pour a concrete pad for the generator at the HOA shed. Pam is going to purchase a volleyball net and beach ball for use at the pool during adult swim time. Approval will be needed from G7.

The first Book Club meeting will be held on June 18th at 11:00 a.m. Location to follow.

Book of the month will be The Rose Code.

Pam V. is planning a bike trip for anyone interested. She will announce the date, place and time.

Bob Dewey is interested in offering a class in Ti Chie. More information to follow.

Website Status:

Diane B. reported John Stewart has questions regarding the web page. Tabled until the Annual Board Meeting on June 16th.

Other Business:

Marty Wilson addressed the Board with questions about the recent addition of Park Models to the resort. What type of permits are needed; How is the electricity hooked up to the homes. What type of sewer connection does the home have. Why were the Homeowners not given the opportunity to vote for or against Park Models being allowed into the Resort.

Matt A. informed the group that a Recreational Vehicle shall include all commercially manufactured recreational vehicles as defined by the Washington State Department of Labor and Industries (L&I) certified by the RVIA. There is no permitting needed. The homes are required to have a RVIA sticker. Homes cannot be denied by the city since it would be considered a form of discrimination. The Park Models are equipped with a 50-amp electrical cord, and a sewer hose the same as any other RV. He also addressed the fact that an HOA vote was not needed because two years ago it was discussed and approved.

Bob V. reported that a committee of 10 HOA owners was formed and they researched what type of Park Model would be allowed in the Resort and what the specifications should be on the outside of the homes. The Park Models are required to be skirted, and RVs are allowed to be skirted year-round.

Brian Taylor addressed the group to please be respectful of one another. The decision has been made to allow Park Models in the Resort, and it is time to move forward.

Diane B. informed the group that a notice regarding the addition of Park Models to the resort was emailed out to the HOA owners. A few in attendance said that they did not receive the email. Diane B. offered to assist any homeowner with their email account to make sure they will receive all emails in the future.

Other Business (continued):

Sherry Fox asked if there is an HOA Phone Directory. Diane B. reported that those who wanted their phone numbers public are on Pay HOA. Diane B. is also available to help or answer any questions with Pay HOA.

Bob V. inquired about the new signs posted regarding no dumping on the back side of the Resort property and was wondering if the homeowners are no longer allowed to dump grass clippings or tree trimmings. Suzanne Ressa, G7 Park Manager, let the group know that G7 is in the process of cleaning up the area and ask that the homeowners put yard waste either out at the curb or in the dumpsters.

Diane B. is going to confirm with Suzanne R. how G7 wants yard waste to be disposed of.

Bob V. reported that the Board would like to allow homeowners Mark and Susan Goff, lot #94 be allowed to extend their fence towards Country Club Drive to provide them with privacy from the Pavilion parking lot. **This would be an exception for lot #94 only.** Bob will assist with measuring which will include the set back from the street.

Bob V. made a motion to approve the extension of the fence on Lot #94, seconded by Diane B. Motion carried unanimously to approve.

Bob V. reported that homeowners Marty Wilson and Doug and Robin Karns have both recently had windows broken from golf balls. They have requested that they be allowed to put up golf nets to prevent it from happening again. Bob V. made a motion to approve the installation of golf nets by Marty W. and Doug & Robin K., seconded by Pam V. Motion approved.

Tom and Sherry Fox submitted a request to add a rock border, plants and grass where they had their tree removed. They also requested (with drawing) that they be allowed to add a privacy wall to the overhang on their shed. Pam V. made a motion to approve the rock boarder, plants, grass and the privacy wall on the shed overhang, seconded by Diane B. Motion approved.

Jeanne M. asked if we should be keeping a paper file for the homeowners who have submitted requests and been approved to purchase Park Models. It was discussed and decided that Matt A. will keep those files.

Diane B. will notify Board Members of the date, place and time for the upcoming Financial Meeting.

Adjournment – Bob V. moved to adjourn; Sally A. seconded. Meeting adjourned at 6:30 PM.

Respectfully submitted,
Jeanne Mitchell, Secretary