

Minutes
Oak Tree Homeowners Association, Board of Directors
September 24th, 2010

Meeting commenced at 11:45 pm at O'Charley's

Board Members Present:

Rich Vershel (Term Expiring 2010)
Robbie Suggs (Term Expiring 2011)
Jay Caldwell (Term Expiring 2011)
Jon Kaminski (Term Expiring 2012)

Others Present:

Mickey Bumgardner (President of Management Co.)

Executive Session

Approve minutes

Update on lien and foreclosure for HOA member who is in violation of the covenants (boat violation)

- Waiting on outcome of bankruptcy proceeding

2011 Dues – Dues will not be raised for 2011 calendar year

Open Session

Security Fobs

Current issues:

- Battery backup not in place
- Locks default closed
 - Jay to research quote provided by RSH further to better understand requirements to transfer control over to Bumgardner Management

Pool Fences – Mickey to check on contract and provide update

No Parking/Standing on Grass Covenant Update

- No additional votes collected since last tally
- More will be solicited during Sept. 25th carnival, and again at annual meeting

Motion:

Mickey to send a ballot with SASE along with regular mailing of dues for households that have not voted.

Unanimously approved

Speed Enforcement

- Enforcement is going on, neighbor is regularly patrolled
- New speed limit signs in place
- If you see speeders, get license and description of car and call Mooresville police department

Issue considered closed by board

Landscaping Contract

- Mickey to get plot plan and submit for three new bids
 - Cline has already submitted bid, which is identical to last years

Management company contract

- Rich has submitted first draft to board and is waiting on feedback

Web site update

- In progress, update should be posted by Oct. 15th

End of Summer Party

- Under \$4,000.00 for all expenses
- Increase attributable to Ice cream and extra inflatable toy

Scorecard

- Trial distribution scheduled for annual meeting
- Future use will be determined based on community feedback

New Business:

- Annual meeting date scheduled for November 10th

- Budget process
 - Jaime will generate a tentative budget and submit to Jon (Treasurer) for review

- Pools will close this year on October 30th
 - May close sooner if weather changes

- Santa Sleigh update
 - Agenda item for annual meeting

- Kilborne landscape concern
 - Nothing board can do, home owner is not in violation of ACC covenants

Meeting adjourned at 1:05pm

Minutes Accepted and Approved:

Rich Vershel, President

_____ Date: _____

Hank Ceely, Vice-President

_____ Date: _____

Jay Caldwell, Secretary

_____ Date: _____

Jon Kaminski, Treasurer

_____ Date: _____

Robbie Suggs, Committee Liaison

_____ Date: _____