

**Oakleigh Homeowners Association**  
**Annual Meeting**  
**January 23, 2007**  
**Minutes**

Call to Order:

A quorum being established (46 votes) the meeting was called to order at 7:30 PM.

Introductions:

President Barco Davidson introduced the other Board members present (Don Keck, Wayne Williams, Kevin Boland and Tom McEnroe), as well as Gerri Schwartz, representing Working Solutions.

Election of Board Members:

Three nominees for the Board of Directors were announced: Barco Davidson and Wayne Williams for two year terms, and Keith Simmons for a one year term (to complete the term of Tom McEnroe who was appointed in 2006 to replace Michelle Quinlan after she resigned).

As there were no additional nominations from the floor, the three nominees were elected by acclamation. Motion made by Sarah Sistrunk. Seconded by Terry Stegemeyer.

Financial Report, 2006:

Kevin Boland presented the financial report for 2006. He and other Board members then responded to questions about expenditures in 2006, projects undertaken in 2006, and members' concerns about perceived problems that need to be addressed. Among the issues discussed were the following:

Legal expenditures incurred in responding to legal actions initiated by an Oakleigh resident which necessitated a response from the Board of Directors.

Plans for upgrading the playground facilities.

The cost and feasibility of renovating the sprinkler system.

The question of resurfacing the basketball court and replacing the missing basket with an adjustable basket for younger children. (A majority of the members present indicated that they would support this idea with a non binding show of hands).

#### Vandalism Report, 2006:

Don Keck reported on the cost of vandalism in 2006, announcing that it had declined by 81% since 2005. Reasons for this decline were discussed.

#### Report on Activities and Accomplishments in 2006:

Don Keck reported on the accomplishment of the HOA in 2006, including:  
maintenance and improvement projects, school redistricting, the adoption of new By-Laws, improved publications and communications (i.e. the website, newsletters and Directory), expanded social activities, etc.

#### 2007 Budget:

Barco Davidson presented the budget for 2007. He and other Board members then responded to questions raised by members present. Among the issues discussed were the following:

The need to increase the reserve fund in order to be able to meet anticipated costly maintenance requirements and other contingencies in the future. It was also pointed out that Oakleigh's dues are still among the lowest of any subdivision in the area.

The annual contribution made by the Swim Team toward the upkeep of the swimming pool. It was noted that the Tennis Teams have so far been remiss in making a similar contribution toward the upkeep of the tennis courts.

The 2007 Budget was approved unanimously. Motion made by Sarah Sistrunk. Seconded by Terry Stegemeyer.

#### Homeowner's Lawsuit:

Questions raised by members present about the lawsuit filed against the HOA by an Oakleigh resident were discussed.

Barco Davidson addressed the assertions made in an anonymous flyer distributed before the meeting. Members of the Board of Directors then responded to additional questions about the lawsuit.

No details about the nature of the lawsuit or the identity of the plaintiffs were provided.

Adjournment:

The meeting was adjourned at 9:47PM. Motion made by Sarah Sistrunk. Seconded by Terry Stegemeyer.