

**OAKLEIGH HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS
February 4, 2008
MINUTES**

CALL TO ORDER:

The meeting was called to order at 7:35 PM

Members Present: Kevin Boland, Barco Davidson, Don Keck, Keith Simmons, Wayne Williams.

ELECTION OF OFFICERS:

Don moved, Wayne seconded that all officers retain their current positions.

President:	Barco Davidson
Vice President:	Kevin Boland
Treasurer:	Keith Simmons
Secretary:	Don Keck
AC Director:	Wayne Williams

MINUTES:

The Minutes of the January 7, 2008 Board meeting were approved unanimously.

Keith moved, Kevin seconded.

FINANCIAL REPORT:

The Monthly Financial Report was not yet available.

Kevin reported that the Oakleigh credit card limit has been increased to \$1,000.

Michelle Quinlan's name has not yet been removed from the account.

AUDIT:

Mr. Hauseil will be asked to conduct an audit of the 2007 HOA budget.

LAW SUIT:

Our HOA attorney has removed the Notice of Violation from the [name withheld] file.

The attorney for State Farm Insurance has requested that the [name withheld] agree to dismiss their lawsuit with prejudice in return for a one time payment of \$500 from the Insurance Co.

GAS LAMPS:

Per the vote of the membership at the January 29, 2008 Annual HOA Meeting the gas lamps have been defined as a signature item, which must be maintained in good condition and be operable. They may be lit or turned off at the homeowner's discretion.

Working Solutions will be asked to write [name withheld] requesting his permission to install a gas lamp on his property.

The Board discussed the possibility of permitting homeowners to convert their gas lamps to electric lamps, provided a standard light fixture is approved by the Board. Don will check into the feasibility of doing this.

RESURFACING THE POOL:

The Board agreed on the need to proceed with the resurfacing of the pool as quickly as possible.

In view of the ongoing drought, however, the question of whether or not there would be enough water in the well to refill the pool once the resurfacing is completed was raised. Keith estimated that it will take 100,000 gallons of water to refill the pool. The feasibility of storing the existing water in tanks until the job is completed, or of trucking water in if necessary, was also discussed.

AC REPORT:

Wayne reported that twenty one reminder letters will be sent to homeowners as a result of the last drive thru.

A notice will be put in the March newsletter reminding homeowners that it is time to replenish the pine straw in their flower beds.

Don reported that the trailer at [address withheld] has not yet been removed from [name withheld] driveway. The question was asked whether ninety days had elapsed since the last fine was imposed. If so, an additional fine may be applied. Don will check with Working Solutions.

Working Solutions will be asked to send a notice of violation to [name withheld] for letting their dog run loose in the neighborhood.

As the [name withheld] requested permission on June 30, 2007 to build a fence to keep the dog enclosed but have not yet done so, the Board agreed to extend the deadline for construction of said fence for another six months from Feb. 4, 2008. Working Solutions will be requested to so notify them and to request that they proceed as soon as possible to install the fence as per their request.

AC Request Approved:

[name withheld]

To install hardscape patio with fire pit.

AC Request Pending:

[name withheld]

To install an attached garage and swimming pool.

No action taken pending submission of plans and specifications.

COVENANT REVISION:

Nothing to report pending review by HOA attorney.

RECREATION COMMITTEE:

Kevin moved, Wayne seconded that a three member Recreation Committee be appointed to include one member from the Tennis Teams, one from the

Swimming Team and one to be responsible for the Recreation Areas. The following names were proposed: Tom Denison, Donna Morgan, Kelly Boland.

T SHIRTS/SWEAT SHIRTS:

Kevin Boland submitted a bill for six T/Sweat Shirts which were provided as samples for a possible Oakleigh T/Sweat shirt. As there was no Oakleigh logo on the shirts the Board declined to authorize payment of the invoice.

MAINTENANCE CONCERNS:

Don proposed that the cost of treating the Tennis Courts for ants three times per year be added to the annual Pest Control contract. Don will check with our Pest Control Service on the additional cost of doing so.

Don moved, Keith seconded that up to \$150 be added to the existing Pest Control contract to cover the cost of treating the Tennis Courts for ants.

Approved unanimously.

Don moved, Kevin seconded that we purchase a five drawer file cabinet for the HOA Office at a cost of up to \$200.

Don will have the street signs on Oakleigh Manor Dr. repainted as soon as the weather permits.

Keith will repair the broken/missing boards on the Lost Mountain Rd fence.

FINES:

As it was reported that [name withheld] may not have been present when glass was brought into the pool area on Labor Day, 2007, Kevin moved, Wayne seconded that the Board rescind his fine for that incident. The Motion approved, with one abstention.

This does not affect the amount [name withheld] owe for withholding a portion of their Association dues in 2007 or the late fee they owe for late payment of said dues.

ADJOURNMENT:

The meeting was adjourned at 9:35 PM

Wayne moved, Keith seconded. Approved unanimously.