

**OAKLEIGH HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS  
MINUTES  
March 3, 2008**

**CALL TO ORDER:**

The meeting was called to order at 7:35PM.

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

**MEET WITH AQUAMANIA RE. SWIMMING POOL:**

Scott Garland of Aquamania presented a proposed contract for resurfacing the Oakleigh swimming pool. The previous resurfacing (done in 2003) apparently did not include an adequate bond coat. As a result a significant amount of the pool's surface will have to be removed so that it can be covered with a bond coat before being replastered.

All existing tiles will be replaced.

Total cost: \$27,695.00, with a two year warranty.

Also need to stencil or install tiles indicating the depth of the water wherever the depth changes, and "No Diving" every 10 ft. along the edge of the pool.

Approximate cost: \$1,100.00. Not included in the cost of resurfacing.

Kevin moved/Don seconded to approve Aquamania contract as presented in proposal dated 2/26/08 for \$27,695.00, plus up to \$1,500 provisional cost for installation of depth indication and "No Diving" tiles as required.

Approved unanimously.

Work to begin by the end of the week.

**MEET [NAMES WITHHELD]:**

[Name withheld] requested that the Board rescind his fine for bringing glass into the swimming pool due to extenuating circumstances and a commitment not to do so in future. Kevin moved/Don seconded to rescind said fines on [names withheld]. Motion Approved: 3 for/1 against.

[Name withheld] requested that the Board rescind the late fees charged on his 2007 home owner's assessment. He produced evidence that his assessment was paid on time.

Wayne moved/Keith seconded to rescind all late fees charged to [name withheld], but not the \$50.00 which he withheld from his 2006 assessment. (It is understood that [name withheld] will pay this \$50.00 which he owes.)

Motion approved: unanimously.

**MINUTES:**

ANNUAL HOA MEMBERSHIP MEETING: JAN. 29, 2008

Approved with the correction of two typos. Wayne moved/Keith seconded.

Approved unanimously.

BOARD OF DIRECTORS MEETING: Feb. 4, 2008

Approved with the correction of one typo. Keith moved/Kevin seconded.  
Approved unanimously.  
SPECIAL ON-LINE BOARD OF DIRECTORS MEETINGS: Feb. 6-11, 2008  
Approved as written. Keith moved/Kevin seconded. Approved unanimously.

**FINANCIAL REPORT:**

No concerns expressed.

**LAW SUIT:**

No additional information available.

**ACC REPORT:**

No drive thru report available for February.

Nine AC Requests Approved:

[name withheld]	Garage addition, install pool & fence, replace roof & paint exterior of house.
[name withheld]	Addition of outdoor fireplace.
[name withheld]	Remove trees in back yard.
[name withheld]	Remove trees in back yard.
[name withheld]	Replace roof.
[name withheld]	Remove & replace damaged tree next to driveway.
[name withheld]	Replace damaged wood around windows, fortify & repair deck, repaint all existing shutters and trim.
[name withheld]	Install fence.
[name withheld]	Install fence & replace fescue grass w. zoysia.

**SOCIAL COMMITTEE:**

Kevin reported that the Annual Easter Egg Hunt is scheduled for Sunday March 16 from 3 to 5 PM.

**PEST CONTROL:**

To treat the Tennis Courts for ants.

Don moved/Keith seconded that the annual fee for Pest Control Service be increased by \$200.00 to cover the cost of treatment of the Tennis Courts for ants three times per year. Approved unanimously. (This is \$50.00 more than the amount agreed to at the Feb. 4, Board Meeting).

**SPRINKLER SYSTEM:**

Don will check with Rainmaster Irrigation Co. re. start-up date for sprinkler system. [Set for April 7.]

**ICE MACHINE:**

Mike Schmidt will have the ice machine checked to see if it can be repaired.

**FILE CABINET:**

Kevin moved/Don seconded to purchase a four drawer file cabinet for the HOA office for a price not to exceed \$200.00. Approved unanimously. (Five drawer cabinets are no longer available at a reasonable price.)

**POOL RULES:**

Don is rewriting the rules for use of the swimming pool. He will get together with Kevin to review them for the next Board meeting.

**REQUEST TO WAIVE LATE FEES:**

The [name withheld] requested that their late fees be rescinded. Wayne moved/Keith seconded to reject this request as the late fees were correctly charged and were not due to an error on the part of the HOA. Approved: 3 for/1 abstain.

**VANDALISM ON OAKLEIGH VALLEY DRIVE:**

Don reported on a series of acts of vandalism (spray painting & tire slashing) on Oakleigh Valley Dr. The Police have been asked to increase surveillance in this area.

**GAS LAMP CONVERSION:**

The Board discussed the issue of allowing the conversion of gas lamps to electric lamps. More information is needed. No decision was made.

**ADJOURNMENT:**

The meeting was adjourned at 9:45 PM.