

**OAKLEIGH HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS  
MINUTES  
APRIL 14, 2008**

**CALL TO ORDER**

The meeting was called to order at 8:05 PM.

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

**MINUTES**

The minutes of the March 3 meeting were approved as amended. Wayne moved, Keith seconded. Approved unanimously.

**FINANCIAL REPORT**

Don reported that the amended Pest Control contract has been signed by Willie Potts.

**ACC REPORT**

Wayne reported that seven AC requests have been approved:

Name & address withheld	To paint exterior stucco, trim & shutters. Install new garage door.
Name & address withheld	To replace siding and gutters, repair rotted wood & paint trim.
Name & address withheld	To paint house.
Name & address withheld	To replace roof. Repair & paint widow trim & eyebrows above windows.
Name & address withheld	To install fence around back yard.
Name & address withheld	To paint trim.
Name & address withheld	To install paver patio & waterfall behind deck. Extend existing wall in back yard.

**LAW SUIT**

The [name withheld] law suit has been dismissed with prejudice (cannot be re filed).

**GAS LAMP**

The Board agreed to instruct Gerri Schwartz to contact the [name withheld] Real Estate Agent to inform them that, per the vote of the membership at the Annual

Membership Meeting on Jan. 29, 2008, a signature gas lamp must be installed on each Oakleigh property.

### **COVENANT REVISION**

After lengthy discussion of our attorney's proposal to review the draft of the new Covenants at a cost of \$3,000, the Board instructed Don to contact the attorney to explain what we want him to do: provide feed back and recommendations in the form of a memorandum. The attorney is not to rewrite the document. The Board will make its own comparison of the proposed Covenants & the By-Laws in order to reconcile any contradictions between the two documents. We have approximately \$1,500 left in the 2008 Budget for legal expenses.

### **SWIMMING POOL**

Pool resurfacing is underway. The projected completion date is April 30. As the pool cannot be used for fourteen days after it is refilled it may be opened for the Swim Team by May 15. Pool monitors will be employed from Memorial Day to Labor Day.

### **MAINTENANCE**

#### **Irrigation System**

Don reported that the spring start up of the irrigation system has been completed, and that repairs to the system cost (parts only) \$750. There was no service charge or labor costs.

#### **Air Conditioning**

Don will contact Artic Cool re. the spring check up of AC system.

#### **Fences**

Don reported that Sid Falsafi has offered to repair the fence along Lost Mountain Rd. for \$250 and to paint fence around pool area for \$1,300. Don moved/Keith seconded that Sid be given the contract to paint the fence around the pool area, with specific start and finish dates (to be completed no later than May 15), for \$1,300. Approved unanimously. Don moved/Keith seconded that Sid be given the contract to repair the fence along Lost Mountain Rd. (Replace broken boards and stain new boards) for \$250. Approved unanimously.

It was also suggested that Sid be offered the job of painting the new Playground equipment. Don will contact him about it.

Other Maintenance Projects for 2008:

Sand for the Volley Ball Court (one & a half truck loads).

Resurface the Basketball Court and install two new goals.

### **MIDWAY RD. ACCESS PROBLEM**

The [name & address withheld] contacted the Board requesting it's assistance in dealing with kids crossing through their yard from Midway Rd. and vandalizing their property.

Wayne moved/Don seconded that the Board allow the homeowners whose properties back up to Midway Rd. to construct a privacy fence along Midway Rd. (behind Bowerie Chase & Bowerie Court) to be based on a design to be approved by the ACC. Approved Unanimously.

Don & Wayne will meet with the five homeowners concerned to discuss the issue with them.

### **PARKING LOT GATE**

Will begin locking the parking lot gate on April 25.

Need to reorganize procedure. Kevin Boland will lock the gate at 10PM every night. Kevin Pushee will be asked to unlock it every morning.

Keith Simmons & Ed Martin will serve as back up to lock and unlock the gate when Boland or Pushee are unavailable. Ron Schauer will also be asked to serve as a back up if needed.

### **YARD SALE**

Kevin reported that the spring Yard Sale is scheduled for April 25 & 26 from 8 to 4 PM. It will be advertised in the AJC & the Marietta Journal, and will be announced on the Calling Post. It has already been published in the March newsletter and posted on the Oakleigh website.

### **POOL RULES**

Review of the proposed new Pool Rules was tabled until the May 5 meeting.

### **ADJOURNMENT**

The meeting was adjourned at 10:45 PM

