

Silver Oaks

Home Owners Association

Minutes of the Regular Meeting of the HOA Board on May 20, 2016 taken by Deb

1. Call To Order. Kiki, the president, called the meeting to order at 7:50 p.m.
2. Roll Call.
 - a. A quorum was present with the following in attendance:
 - i. Kiki, president
 - ii. Richard, vice president
 - iii. Deb, secretary
 - iv. Korine, treasurer
 - v. Debra, attendee at large
 - b. Association manager, Steve Gulling, was present.
3. Open Forum. There were no open forum items discussed.
4. Approval of Minutes. There were no meeting minutes from the last meeting to review.
5. Treasure's Report. The Association Manager, Steve, presented the treasure's report. Motion to approve the Treasure's report was made by Richard, seconded by Korine, and passed by all.
 - a. 5.1. Total Assets as of May 19, 2016 - \$107,310.87
 - i. 5.2. CD 110001 – 07/15/2014 - \$21,017.34
 - ii. 5.3. CD 38015153 03/30/2014 - \$21,730.83
 - iii. 5.4. CD 38015161 05/30/2014 - \$22,393.77
 - iv. 5.5 Savings - \$32,438.66
 - v. 5.6 Checking West Bank - \$9,730.27
6. Unfinished Business. None.
7. New Business.
 - a. Walkthrough - The Board members conducted a walkthrough of all common areas on 5/19/2016 at 6PM. Present for the walk through were: Kiki, Richard, Deb, Korine, Debra, and Steve
 - i. Everyone noted items in the common area that need to be addressed.
 - ii. The items will be compiled into one list and emailed to all board members.
 - iii. The board members will prioritize the list.
 - iv. Steve will work on Bids for each of the items.
 - b. Rules and Regulations – The Board Members will be reviewing the current rules and regulations. Each member will provide their recommendation for the rules and regulations to be updated.
 - c. Fire Alarm Covers – Currently we are spending an average of \$1500 a year to have fire alarms replaced in the common areas. The fire alarms are shorting out due to moisture.
 - i. Steve received 2 Bids for possible solutions to the units shorting out.
 1. First bid was \$6,355.76. It included 48 waterproof metal boxes, a clear cover for the boxes, parts, and labor.
 2. Second bid was \$3,366.56. It included 48 waterproof metal boxes, parts, and labor.
 - ii. No decision was made to move forward with either bid. The board will talk through this topic at a later date.

- d. Water Bill – Our irrigation system is currently shut off but we have still seen some high water bills.
 - i. Steve will be working with the water company to make sure we are being billed correctly. In the past there were issues with how we were billed for water.
 - e. Parking Tags – The board discussed multiple options to help with the parking issues that we are currently having. We have neighboring communities parking in our guest spots as well as visitors are parking in our private parking spot.
 - i. Parking tags or decals were a possible solution that was discussed.
 - ii. No decision was made to move forward at this time. Steve will be working with the board for our neighboring community to see if they can communicate to their residents our parking policy.
 - f. Newsletter – The Board discussed sending out a newsletter to all home owners. Kiki will be working on what all will be included on the newsletter.
 - i. The frequency of the newsletter is slated to be quarterly.
 - ii. The newsletter will be sent out by email to all homeowners who have provided an email address. It will also be displayed in the common area by the mail boxes.
8. Next Meeting Date. The next Board meeting will be scheduled at a later date.
9. Meeting Adjourned: Motion to adjourn meeting was made by Deb W, seconded by Korine, and passed by all at 8:55 p.m.