

OAKWOOD HOMEOWNERS ASSOCIATION

BOARD OF DIRECTORS MEETING 7:00 PM

MONDAY, NOVEMBER 26, 2018

WARREN NEWPORT PUBLIC LIBRARY

MINUTES

I. CALL MEETING TO ORDER

Meeting was called to order at 7:00 PM. A Role Call Attendance was taken and found the currently seated Board Members that were in attendance included, Phil DeRuntz, Rod Jones and John Webb. Mitch Hameister, arrived late. Stephanie Brodsky of Fox Management Group was also present and verified Quorum.

II. APPROVAL OF MINUTES – August 20, 2018

A Motion to approve the Open Meeting Minutes from August 20th, 2018 received a Second Motion, all present were in favor. The Motion passed.

III. PRESIDENT’S REPORT

The currently seated Board President, Phil DeRuntz, gave the President’s Report that primarily consisted of the items below.

- A. All meetings will be conducted according to Robert’s Rules of Order.
- B. Homeowners will have an opportunity to speak for 3 minutes each at the end of the meeting after stating their names and home addresses.
- C. The Board expects all members of the Board and the homeowners to conduct themselves in a respectful manner.

IV. TREASURER’S REPORT

Stephanie spoke on each of the items below.

- A. October financial.
- B. 2019 Budget to be approved. There is no increase in the assessments for 2019.
A Motion to approve the 2019 Budget received a Second Motion, all present were in favor. The Motion passed.
- C. Any fines and/or late charges will remain on an account until paid by the owner.

V. POND AND COMMON AREA MAINTENANCE

Stephanie spoke on each of the items below.

- a. Proposal from ILM for pond maintenance for 2019 is attached for approval. Cost is slightly less than prior years at \$9744.00.
Stephanie acknowledged that the ILM Contract was ratified and approved at the August Open Meeting.
- b. A 50/50 program was provided to homeowners replacing trees on the parkway. Four unit owners took part in replacing trees.
- c. A survey of the ponds and types of fish in the ponds was conducted in September. The results are attached.

VI. MANAGEMENT REPORT

Stephanie spoke on each of the items below.

A. ARC REQUESTS – See attached report.

We remind all homeowners that all changes to the exterior of the home must be approved by the ARC committee prior to work commencing.

B. CORRESPONDENCE:

C. VIOLATIONS

- a. An inspection of the property was conducted on November 14, 2018. There were no violation of garbage cans left out.

VII. OLD BUSINESS

There was none to be discussed.

VIII. NEW BUSINESS

Stephanie and the Board in general spoke on each of the items below. It was agreed that the proposed rule changes will be sent to all owners once they have been finalized.

A. Proposed new rule – Only two garage sales are allowed per home per year.

B. Proposed new rule – Bird feeders will not be allowed in the front of homes.

C. Proposed new rule – Guidelines for permanent pools are added.

D. Proposed new rule – Food cannot be left out for animals

E. Proposed new rule – Whole house holiday light projectors may only light up your own house, not any portion of your neighbor's house.

IX. ADJOURNMENT

A Motion for Meeting Adjournment received a Second Motion, all present were in favor. The Motion passed. The meeting was adjourned at approximately 7:45 PM.

As there was no quorum, the Annual Meeting was cancelled for 2018.