

Board Meeting Minutes From 7/23/2024

In Attendance: Cathy, Brian, Ann

The Board addressed each line item from the 6/25/24 meeting as follows- Answers are found after each line item. Additional Business to follow below:

1.

Make note to share the minutes with the portal and to find lost documents for East Oaks. The community wants more transparency on the portal as they have been previously mismanaged. Answer: Cathy sent Joey an email asking what specific docs are needed. Cathy will send past year minutes to Joey to upload to portal.

2.

Cathy & Brian 2 years left , Ann (nominated and approved on 6/25/24) 1 year left to serve Board (filling a vacant seat to finish out term) Answer: Ann has agreed to be Secretary of the Board, Brian has agreed to be Treasurer and also the Maintenance Liaison.

3.

"Spring Walk" needed for ground bids. Answer: Cathy has emailed Joey for dates that we as a Board along with him can do this. Joey replied with dates, final date pending confirmation of all parties.

4.

Who on the board is taking minutes ? Management does not do this, and a board member will need to provide these for each meeting. Answer: Ann has agreed to be Secretary.

5.

Community wants later start times for meeting, this will be discussed at the next Board Meeting. Answer: Majority ruled, no time change as in winter its too dark and most people are retired and don't want to be out that late.

6.

Joey will verify all dates for meetings on the portal. Answer: Cathy emailed Joey the dates, they should now be on the portal.

7.

Need 2021 new Rules & Regulations. RowCal only has 2019. Answer: Cathy sent to Joey, they should be on the portal now.

8.

The board needs to select a "Maintenance Liaison" or potentially investigate the Monthly Maintenance contract with RCM. Answer: Brian has agreed to take on this roll. Thank you Brian!

9.

Insurance projections to be collected by RowCal insurance team. Answer: We need Joey to report back on this when his team has the information.

10.

Work order needed for cleaning up siding at 5892. Answer: this has been done and the work order is fulfilled.

11.

Next meeting date_____ 8/13/24 Brekke Park Annual Picnic, Brian is bringing the burgers!

Other Notes

Additional Business:

-Cathy, our Board President, will be taking the lien on 5852 to have it signed in front of a notary.

-Cathy will request an update from Joey on our Accounts Receivable Collections Debt owed to the HOA.

-The Board has decided to do the Annual Review Audit per Joey, as this is what is required at the time and is the cheapest. The Board will take a closer look next year at a deeper Audit (higher cost) as we collect more unpaid dues/debt owed to the HOA.

-The internet for the sprinkler system is \$25/month that Cathy has been paying. Board agreed to reimburse her when she presents an invoice. Also, Cathy had to buy the new router for it, which the Board agreed to reimburse her for as well with an invoice provided.

-Electric boxes throughout our street need to be repaired or replaced. Our Maintenance Liaison Brian will work with RowCal to get with the Utility company to spearhead this.

-Mailbox base needs re-painting as well as yellow stripe on the curb in front of the mailboxes. This will be noted on the Spring/Summer walkthrough.

-Addresses 5890/5891/5892/5893 all have metals rails for their decks that have not been installed yet. These materials are located with Sam at 5851. RowCal needs to expedite the installation of these. Brain will fill out a work order.

-Chris Branum, of Branum Landscaping our maintenance and landscaping company has agreed to remove all dead bushes and a dead tree. Chris has also agreed to clean out the drain tile on the South & East side of East Oaks.

Submitted by Ann Engstrum 7/25/24 (new Board Member /Secretary)