

Oak Hills Homeowners Association

Monthly Board Meeting Agenda for Wednesday January 21, 2026
Open Session
At the CASTROVILLE Library– 7:00 p.m.

1. Establishment of Quorum (4)
2. Approval of Agenda
3. Approval of Regular meeting minutes December 17, 2025.
4. Correspondence –
5. Executive Session Actions -
 - a. Homeowner has taken legal action and requested all HOA documentation, according to Davis- Sterling Act, regarding private drive fees. OHHA has provided requested documentation.
 - b. Motion to provide raises of 6% for 2 employees passed. Employees did not receive an increase in over 2 years.
 - c. Hearing regarding too many underage kids in hot tub. Father and son showed up. Son was remorseful. Fine was waived. 60-day Suspension of key card passed.
 - d. Hearing regarding alcohol in hot tub area. Homeowner wrote an apology letter, as he was unable to attend the hearing due to a work event. Fine was waived. 60-day Suspension of key card passed.
6. Reports -
 - a. Emma - Administrative
 - b. Jackie – Maintenance
 - c. Rod - Greenbelt & Landscaping
 - d. Rod – Financials
7. Old Business –
 - a. CSA 45 – Jackie
 - b. Street Light - Rod
 - c. Community Outreach – Holly
 - d. Tree Bids – Rod
 - e. Tennis Court Policy Update
8. New Business –
 - a. Noise Policy - Holly
 - b. Change date of annual meeting to May 19, 2026.
 - c. Modular/ manufactured homes.
 - d. Christmas contest winner
 - e. Amendment to the Bylaw Certificate
 - f. Homeowner request to trim Association tree and park RV in the backyard, crossing Association property

9. Public/Board Comment –

Each speaker is allowed two minutes to address the Board in a constructive and professional manner.

10. Adjournment -

Next Regular Meeting February 18, 2026 at 7:00 pm PRUNEDALE Library Community Room

Oak Hills Homeowners Association

Executive Board Meeting Agenda for Wednesday

January 21, 2026

Closed Session

CASTROVILLE Library – 8:00 p.m.

1. Establishment of Quorum (4)

2. Approval of Agenda

3. Approval of Minutes

4. Legal

5. Personnel

6. Contracts

7. Property

8. Adjournment