

OAK HILLS HOMEOWNER'S ASSOCIATION

Annual Meeting Minutes

May 3, 2022

Tom Dominy called the ZOOM meeting to order at 7:00 pm.

1. Establishment of Quorum (4):

a. A Quorum was established with the following members Tom Dominy, Rod Karg, Dana Suverkrop, Mike Kelly, and Fernando Munoz

2. Agenda:

a. Approval of Agenda – Motion to approve agenda Fernando/Mike. Motion carried.

3. Introductions- Board Members:

b. Introductions were given by Tom Dominy as President, Fernando Munoz as Vice President, Rod Karg as Treasurer, , Dana Suverkrop Secretary, Mike Kelly as seat member and Chris Burris as Administrator and Maintenance Personnel.

4. Board Reports:

a. Tom reported that the Oak Hills Homeowners Association remains financially strong with a dedicated board of directors effectively maintaining all assets and business transactions. There have been no increases in HOA fees for the last five years and non are planned as of this date. During the past year the board has made a few notable changes and overcome some unexpected challenges.

1. In response to complaints about the tennis courts being used by nonresidents the board instituted the updated Tennis Court Policy.

2. The board hired Chris Burris to do our maintenance work for the pool and recreational area last year. The board continued a search to replace Steve Naslund the long-time administrator and hired Chris Burris to fill the administrator position as well.

3. The position of the weekend maintenance person is still vacant and still offering \$20 an hour to fill that part time job.

4. Last year the board appointed an Architectural I Review Committee as required in our CC&R's. The committee is developing a policy that will provide guidelines for building any structures and flats cape on the property

5. Playground upgrades in the past year consisted of the purchasing of (4) new picnic tables, DG (decomposed granite) picnic area, and a new walkway from the sidewalk to the park area.

6. A farewell to Steve Naslund on his many years of work for the Oak Hills Homeowners Association. With his retirement the board hired Community Financials to take over the accounting and collection of dues in the best interest of the homeowner's association as well as ADP to take over payroll.

7. Tom also reported on the idea of having a doggie park, defining a walking path in the greenbelt between the highway and the homes, sidewalk repair, and hopefully an annual picnic that was cancelled last year due to the pandemic.

b. Landscape/Greenbelt- Rod Karg

1. Rod reported on the landscaping upgrades to the playground and a company the board hired to remove the gophers in the playground and pool area.

2. Rod reported that the greenbelt mowing will start the last week of May into the first week of June by Irish Landscaping. Cal Fire will be here the 13th of June to trim around the fences and trees.

c. Financials – Rod Karg

1. Rod reported the financials look good and the process of switching over to Community Financials was complete.

d. Pool/Spa Status- Chris Burris

1. Chris reported that the pool and spa are in the middle of some upgrades with the purchasing and installation of a new slider for the spa and the purchasing and installation of new automatic chlorine feeders for the pool in the pump room.

e. Public Comments

1. Homeowner asked how much it was to use Community Financials instead of administration, Rod reported it is a \$1000 a month; plus, additional charge of \$2 for each statement plus postage.

2. Homeowner asked how much the difference in cost is from paying Community Financial compared to Steve/Chris previously; Rod reported it cost about \$500 a month more.

3. Homeowner asked if we could improve and update the homeowner's association website. Tom reported that he was working with Chris on updating, overhauling information, and making the website more user friendly.

4. Homeowner asked when the next newsletter will be out if the HOA is no longer sending the statements out, and Tom reported that the next issue will be out in July and will be sent out separately from Community Financials statements. Chris confirmed.

5. Homeowner asked when we can start having in person meetings again instead of holding ZOOM meetings, Tom reported that it is on the agenda for May 11th meeting.

f. Motion to Postpone Election until June 8th, 2022

1. Tom reported that we had some unforeseen circumstances over the past few weeks that we must postpone the election until June 8th to give homeowners the necessary allotted time to receive the ballots and vote.

5. Appointment of Director(s) to vacant position(s)

1. Tom motioned to appoint Cerisa Skinner to fill one of the vacant seats which expires 2024. Fernando/Dana seconded. Motion Carried

2. Tom and all board members welcomed Cerisa Skinner to the board.

Adjournment – The meeting was adjourned at 8:51 PM. Tom

Next General Meeting Date –May 11th , 2022, via ZOOM, 7:00 pm