

Oakwoods Homeowners Association of Bloomington, Inc. (OHA)
Board of Director's Meeting Agenda

Meeting Date: 10/21/2015

Meeting Time: 7:00 p.m.

Held at: 2510 Timberview

ITEM #1: Call to Order

ITEM #2: Roll Call:

Board Members: Mike Hoff, Holly Cox, Jason Jerdee, Troy Orr, Jeff Mroz, Tyler Cox, Sandy Dorrell

Absent: Erin Bradshaw

Guests:

ITEM #3: Appointments

ITEM #4: Consent Agenda:

- A. August 4th, 2015 Meeting Minutes: Holly motioned to approve as printed. Jason seconded. Vote was unanimous to approve the minutes.

September 30th, 2015 Meeting Minutes: Mike motioned to approve as printed. Holly seconded. Vote was unanimous to approve the minutes.

ITEM #5: Committee Reports

- A. **Finance:** \$58,800 has already been spent to Steward for their work on Scenic Point and Persimmons. We have already paid McLean County. Jason sent around the proposed budget from our financial manager, Erin Bradshaw. He also passed around our current budget. We have about \$40,000 that we carried over to this year because of when the bills arrived. We haven't spent all of our money for the commons yet and we have about 4 trees that we need to take out from the Commons Area. So far we have one bid for \$1000 to get rid of them. Jason has not contacted TNT. Troy Orr, Jeff Mroz, Mike Hoff and Tyler Cox as well as one neighbor has volunteered to remove the trees free of charge on Saturday November 6th.

-Boat Lot: Weed mower rental and other miscellaneous fees will be added to the boat lot fees (we have only spent \$34). It will still be under \$200.

-Order mulch (free city stuff) for the commons area.

-The Board cycle ends one month before the tax cycle. Jason motioned that we synchronize our budget cycles which would mean that the budget begins on October 30th and ends on November 1st. Which budget do we want to have for 13 months? We can extend last years until today or we can do it for the next one? We will just figure the next budget starting November 1st. Mike seconded. The vote was unanimous.

B. **Street Improvement and Planning Committee:**

-Center Street work that will be done on Juniper, parts of Palm Ct. and parts of Cedar. Everything should be patched up before the weather comes. Mike stated that they need to have a street meeting something in the near future.

C. **Welcome:**

- D. **Block Captain:**
 - E. **Neighborhood Watch:**
 - F. **Commons Committee:**
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ITEM #6: Assignment Reports

ITEM #7: Regular Agenda:

-Storage Lot we are waiting for them to do a final grading and roll it. If we can't get McLean County out here too soon we can start parking without the lines. **If we do not get it done before Halloween, it will become a safety concern for children trick-or-treating.** Jason is going to call them this week to see if we are even scheduled on their books yet. We had a gentleman that rented a backhoe and pulled back all of the roughage on the outside edges, he moved the piles around and dug out to the drainage. He took out two very tall dead trees by just lifting them out of the ground.

-Got a call from Peoria to see if we can sign up for online payments. There is no charge to the association for annual billing; we do however have about 30 households that are on a bi-monthly payment so that will be something to work out. Our own website hosting service does have 4-methods we could use to pay, one of which is PayPal but Jason didn't look into any of the fees etc. The household would be charged a convenience fee for utilizing this service (the Peoria connection). He would then contact our financial manager (Erin Bradshaw). There was enough interest from the Board to continue investigating this.

ITEM #8: Directors Discussion:

- A. Safety issue at the crossing of the lazy river there is a drop-off. This is damage done from the 3-4 in. rainfall. The 18 inch pipe under there simply is not sufficient to handle a 4- in. rainfall and it carried away almost all of the big rocks. The stone is not large enough. Mike suggested to get a bid from concrete to make an edge to prevent erosion. We are trying to keep what is there but shore it up with concrete.

ITEM #9: Items from the Floor

- A. Trash can will be removed from the Park Pavilion.
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ITEM #10: Adjournment

Meeting adjourned at 7:45 p.m. Next meeting is 2nd Wednesday of the month, November 11th, 2015 at Park at 7:00 p.m.