

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

Meeting Date: 8/10/2016

Meeting Time: 7:00 p.m.

Held at: Park

ITEM #1: Call to Order

ITEM #2: Roll Call:

Board Members: Holly Cox, Jason Jerdee, Jeff Mroz, Sandy Dorrell

Absent: Tyler Cox, Troy Orr, Mike Hoff

Guests: Janet Seng, Jane and Dan Sweeney

ITEM #3: Appointments

ITEM #4: Consent Agenda:

- A. Holly motioned to approve the July 2016 meeting notes. Jeff seconded. Vote was unanimous.

ITEM #5: Committee Reports

A. **Finance:**

B. **Street Improvement and Planning Committee:** Still need to find out who from the street committee needs to e-mail the board to renew 2 year commitment.

C. **Welcome:**

D. **Block Captain:**

E. **Neighborhood Watch:**

F. **Commons Committee:**

G. **Playground:** Come spring, we need something to help with the weeds because right now is not an appropriate time to try to address the weeds because of the weather. At this point we are thinking of the certified mulch in the spring. A suggestion was to do pockets of mulch. A suggestion was to not mulch the whole entire area but have some seeded areas (or clover...Niepagen's recommended a specific type of clover to Dan Sweney that is low maintenance) as well. We are interested in putting chain nets on the basketball hoop. The money that we don't spend this year on parks will be reallocated to next year with the ground cover.

ITEM #6: Assignment Reports

ITEM #7: Regular Agenda

1. Names for the ballots. Jason Jerdee- President. Mike Hoff- Vice President. Jeff Mroz- Treasurer. Holly Cox- Secretary. Troy Orr- Board member. Jeff Stromberger- Board member. Sandy Dorrell- Board Member

2. September 10th, 2016 is our OHA fall garage sale.

ITEM #8: Directors Discussion:

1. There was discussion about if there is a better way to communicate rather than the newsletter. Jason is going to try to start on getting a newsletter together to announce the names for the ballots.
2. Jeff Stromberger suggested a system with parking sticker permits for the boat lot. This will be easier than our current system of license plate numbers on an excel spreadsheet. There were some on Amazon that were barcoded. What is this cost? We are still going to paint the lines. There was one unregistered item for the past two years that was towed after warnings. There is no security at the boat lot and the only people to contact in regards to the boat lot are Roger Callendar and Jeff Stromberger.
3. The board is continuing to seek out reimbursement for the unpaid fees. Putting it in the policies and the statement of dues can help make it very clear to all homeowners. Once a home is two years delinquent in association fees, we were told to foreclose on any lien that was over two years old.
4. We have a drainage tile almost up in the woods at the end of Ivy where the tree branches that flew through the lazy river and created a clog and with enough water pressure actually separated the pipe by about three feet. We need to make sure this other end has a grate to keep the sticks from going through. Jason plans on going down there and lifting all the branches from the emergency overflow.

UPDATE: Received a test from Sandy stating the existing drainage tiles are the responsibility of the City. Jason will follow up with our City contacts accordingly.

5. There was a member that e-mailed the board to see if he could build a shed. Jason is going to meet with him to see if we need to vote. The member provided plans submitted to the City for a building permit. It was determined the plans were within guidelines and authorization could be provided.
6. Another email was a sump pump discharge and they want to tap into the storage drain in the commons area behind their property. They are going to try to bury their line to keep it from freezing in the winter. As long as they are having an experienced contractor do it then Jason is feeling okay about it but is still going to meet with them Saturday to discuss.

2016 SEPT 4th: Britnell submitted a copy of the contractor's plans for the work. A vote was taken through email and was unanimous. Jason notified the homeowner the request was approved and is following up with the City to make sure the appropriate permits are in place.

ITEM #9: Items from the Floor

- A. There was discussion about the utility company that dug in the street for fiberoptic cables near the front entrance of Woodhavens. Jason is going to follow up with the city to see if the utility company is going to come back out.

- B. Ameren fixed the power utility box near the end of Palm Ct. and Lakeview.
- C. The pavement at the end of Palm Ct. that connects to the park is starting to erode. Jason is going to follow up with McLean County to see when they are going to follow up on the jobs they are going to finish on.
- D. There was a recommendation to not mow down the cattails for the winter. Jason said he doesn't see a problem with this because they are difficult to mow anyway and it might help with the wildlife and weather.
- E. Soil to cover the tree roots in the playground. Jason is going to pick up a couple of bags and put down by the roots. There was also a recommendation to put dirt by the bench where the concrete is coming up as well.

ITEM #10: Adjournment

Meeting adjourned at 7:47 p.m. September 28th is the election. After that, the Board will decide on a meeting date.