

Oakwoods Board of Directors Meeting
Tuesday, July 14, 2020

Item #1- Call to Order

Item #2- Roll Call

Attendees: Board Members- Jeff Stromberger, Sandy Dorrell, Paul Baker, John Stear, Kristi Hursey

Other- Andrew Eich (temporary financial manager)
Jason Brunner
Megan Brunner
Cody Stultz
Sharon Baker

Absent: Board Members: Matt Nichols

Item #3- Approval of Minutes

- A. Jeff motioned to approve June minutes, John seconded, and all were in favor.

Item #4- Supplies Reimbursement

- A. Jeff purchased a laptop for \$100 to be used for the financial manager so that the license would not have to be transferred each time the role was transitioned to someone new.
- B. John motioned to approve the reimbursement of \$100, Kristi seconded, and all were in favor.

Item #5- Sign Purchase

A. Since the installation of the speed bump on Juniper, it has been brought to our attention that speed bump signs need to be posted. The cost is \$250 for the two signs.

B. Sandy made a motion to approve MCA installation of the signs, Jeff seconded, and all were in favor.

Item #6- Paul Baker's Description of Proposed Inlet at 2301/2305 Timberview

A. "A Farnsworth engineer, Neil Finlen, and Paul Baker visited the site of the proposed inlet project and subsequently have had several productive conversations about various aspects of the project. Neil read an earlier draft of this memo and made several helpful revisions. I present information in this memo to the OHA Board as a statement of record for everyone to understand what is proposed.

1. There are two inlets that will be installed: (1) a 24" diameter frame and grate to be placed in the easement on the west edge of pavement at 2301/2305 Timberview, (2) a 24" diameter grate in the center of the street. The first inlet will be placed in the easement near the boundary line that connects the two lots owned by Elise Orr (2301 Timberview) and Daniel Bialeschki (2305 Timberview). It will be placed slightly lower than the ground level in order to capture the large volume of water that flows from the east toward the center of the street. Placement will be designed to capture as much water as possible.

2. The second inlet with frame and grate will be placed in the center of the street above the 12" drainage pipe that is already located in the street. This second inlet is required by the City of Bloomington for access purposes.

3. Two 4" openings will be provided on the west side of first inlet grate in the easement. These openings are designed to provide drainage outlets to the two homeowners who will have an opportunity to drain water off their lots. The two openings will be sufficiently deep to allow proper drainage for both homeowners.

4. On behalf of Oakwoods Homeowners Association I contacted The Farnsworth Group to secure the services of a professional engineer. Neil Finlen responded to my inquiry. He agreed to design a drainage inlet that would keep excessive water off the Timberview street and work with City engineers to assure full compliance with City requirements. The OHA Board is not asking Neil Finlen to provide any engineering services to the two homeowners (Elise Orr, Daniel Bialeschki) who live adjacent to the proposed drainage project located in the easement of the street. "

B.

JOB QUOTE



Date 7/7/2020

EXCAVATING + MATERIAL SALES
Residential and Commercial • Free Estimates

TO:

FARNSWORTH GROUP
Neil Finlen

1800 Bunn Street • Bloomington, IL 61704
Phone: (309) 828-1927 Fax: (309) 828-6480
dcexcavating@gmail.com

JOB ADDRESS: Oakwoods Subdivision

JOB DESCRIPTION: Water Issues

- A) Saw cut street, 4' x 15'
- B) Excavate storm sewer in road
- C) Install (1) saddle manhole on storm sewer
- D) Install 25' of 12" SDR 21 pipe
- E) Install Type A inlet in grass
- F) Repair street
- G) Seed & straw area

A through G All Labor, Materials & Equipment Use: 10,880.00

I _____ agree to the terms of the above quote & agree to pay the entire quoted amount of _____ for the work performed at _____ I agree to pay the quoted amount no later than 30 days of the date of invoice & understand that the following late charges will be applied if payment is not received by the due date.

1-15 days late, \$10.00

16-30 days late, \$15.00, possible legal action

1.5% per month (18% per annum) late charges on balances over 30 days past due.

You agree to pay all Dave Capodice Excavating costs of collection or attempted collection, including, but not limited to, reasonable attorneys' fees made necessary by your nonpayment pursuant to these terms.

Credit cards will not be accepted unless discussed prior to job start date. A convenience charge of 4% will be applied for all amounts paid with a credit card.

SIGNATURE: _____ DATE: _____

Mc Lean County Sales Tax 680.00

TOTAL \$11,560.00

C. Williamson Excavating Co and Stuart Concrete declined bids.

D. Paul moved that we accept the Capodice bid. Jeff motioned that we approve the bid and move forward, but only under the stipulation that the HOA will not be paying to connect the residents' sump pumps. Kristi seconded, and all were in favor based on the stipulation.

Item #7- Elections

- A. The board will be in need of new members for 2021. The deadline to be on the ballot is August 1st, 2020.

Item #8- Welcome Committee and Helping Residents in Need

- A. Discussion was had around forming a welcoming committee for new residents based on an email received from a resident who inquired about helping with the committee.
- B. In addition to a welcoming committee, it was also suggested that someone handle taking donations for any residents in need that have endured hardships (housefires, severe ailments, etc.) This will be further discussed at a later time.

Item #9- Adjournment

- A. Jeff motioned to adjourn at 7:02 PM, John seconded, and all were in favor.