

## Oakwoods Homeowners Association Board Meeting – February 22, 2022

Zoom Meeting, hosted by Lydia Sheehan, called to order – 6:39 p.m.

Board Members in Attendance: Paul Baker, Lydia Sheehan, Tina Eades, Danna Henline, Erika Osback.

Board Members not in Attendance: Andrew Eich, Sandy Dorrell

Residents in Attendance: Jane Swaney, Sharon Baker

Word of thanks from Paul: to Tina for her willingness to chair the Storage Lot Committee; to Steve Ambrose for writing the new Welcome Letter; to Erika and Tina for moving forward with a plan to make welcome visits.

Approval of minutes – Lydia motioned to approve the January 25, 2022, meeting minutes. Danna seconded. The minutes were unanimously approved.

Action Items: Paul thanked Erika for her work on the garage sale information. She has been in contact with Catherine Grove, who oversees Fox Creek and Fox Trail garage sales, as well as working with the coordinator of Pepper Ridge garage sales. In their discussion, the ladies agreed that June was too late to hold garage sale with vacations, graduations, etc. Fox Creek, Fox Trail, and Pepper Ridge will be holding their sales on Friday, May 20 and Saturday, May 21. Paul motioned that Oakwoods also hold our sales for two days this year. Jane seconded the motion. The vote was unanimous.

Paul will work with Erika to update the two garage sale signs currently in her garage. Danna offered the use of her Cricut if the dates just need updated. Erika will send a picture of the signs to Danna to see if she can work with them. These signs will be placed, one at each entrance, to the subdivision.

Jeff will continue as manager of the Storage Lot. Paul will work with him on the current issues. Some of these issues are:

- There is no system to get people to register their items. It is a very informal system. There are units in the lot that no one has any record of. The police refuse to help with license information. Lynn Fisher was Storage Lot manager for 4-5 years and she dealt with some of the same issues that have never been resolved.
- Another issue that needs to be confronted is to improve and expand the lot. It currently serves 40-50 people in the subdivision. We're running out of space. There is lots of brush and timber that needs to be cleared. There are two fence lines that are overgrown.
- The rules posted at the front of the lot are not being enforced.
- It is a labor intense process to try and resolve. We need a system that works.
- There is a very clear direction in the Covenants (Article V, Section 14) that residents cannot have a boat, camper, RV, etc. in their driveway or in front of their home unless it fits inside the garage.
- Lydia suggested we charge a fee and have the residents fill out a form with the needed information. Paul suggested this could be added onto the annual dues. It simplifies and clarifies the process.

### Treasurer's Report:

- Lydia has provided the updated directory to Paul and Tina (Erika would also like a copy). Paul has been asking since 2019 for an updated directory! Lydia modified the last column to include the resident's last name, which allows for sorting in alphabetical order. There is still a lot of missing information but it's a great start! Prior to QuickBooks, the list was by first name!
- Preparations are nearly finished for the first external financial review of OHA financial year 2020-21. After our tax preparer completed the taxes, copies were given to our CPA (Jaimie Klawitter), along with the list of people who still owe dues, and our last year's bank statements.
- Lydia will be sending the first installment of dues to 32 people, which are due on March 31. She will include a note regarding the on-line payment option being available. Since the website is currently not available to take this payment, they will be instructed to contact Lydia by phone or email to utilize this feature.

### Information Item:

- Paul thanked Nikki, Danna, and Tina for working on the committee dedicated to improving the OHA website. Paul indicated it's a work in progress. This is the first time in 3 years that we are going to make changes.
- Paul asked for an update on the Oakwoods Community Outreach Sub Committee – Danna mentioned a communication (email) from Steve Ambrose outlining topics that would be discussed. Tina forwarded this onto Paul for his awareness.
- We talked about the block parties and what would be involved to make these happen. Erika advised we need to make sure the Block Captains who will be buying supplies are aware that alcohol purchases will not be reimbursed. We're not saying alcohol isn't allowed, just that it isn't a purchase we will cover.
- It was mentioned the city's procedures and regulations for blocking off a street. Danna said since we are private streets, is that something we really need to apply for? Using our Park Pavillion is also an option, although we would need to keep a calendar of who is using it when so as not to have more than one block party booked at a time.

Meeting adjourned at 7:30.