

The Oaks Condominium Homeowners Association
Board Meeting – July 22, 2019
MINUTES SUMMARY

- Four Board Members and Realty One Property Manager were in attendance; one Board Member was excused.
- Minutes and Summaries from the Board Meetings of March 18, 2019, and April 18, 2019, were approved as submitted.
- Draft Minutes and Summary from the April 18, 2019, Annual Meeting were reviewed and accepted.
- Financial Reports through June 2019 were reviewed.
- Officer Status Reports were received:
 - Paint/Repair Projects
 - Replacement Entry Sign
 - Asphalt Repair and Crack Seal Coating
- Managing Agent Status Reports were received:
 - Owners-Residents Contact List
 - Annual Residential Fire/Safety Equipment Reports
 - Drive-by Inspections

Action Taken:

1. Recent Actions taken outside of a meeting, as listed on agenda, were ratified.
2. Status of Outside Service Contracts and up-coming renewals reviewed in detail.
3. Discussion topics and follow up determined:
 - Rat Infestation – 8469B and C
 - Weed Removal and Control
 - Tire Damage to rocked area along Garrison Street
 - Overall Condition of Patio Fences
 - Water/Drainage issues on south side of 8483
 - Reserve Funds Investment Account letter signed
4. Board Walk-thru of The Oaks scheduled for Saturday, July 27th.
5. Request received from 8483E Owner to place a roll-off dumpster on the property during remodeling was reviewed and considered. It was determined that additional information from Owner is needed and will be requested by Realty One Property Manager; and Board members will be advised.

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The Oaks Condominium Homeowners Association
Board Meeting – March 18, 2019
MINUTES SUMMARY

- All Board Members were in attendance.
- Minutes from Board Meeting of December 10, 2018, approved as submitted.
- Financial Reports through February 2019 and Year-End Report were briefly reviewed.

Action Taken:

1. 2019-2020 Proposed Budget was reviewed and approved as amended for ratification by owners at the Annual Meeting.
2. Actions taken outside of a meeting, as listed on agenda, were ratified.
3. Review to date on proposed painting/repair project. Consensus to paint one wall of 8487A a sample test color for comment re paint color selection.
4. Action on replacement entry sign delayed until building paint color is selected.
5. Motion to accept proposal from Coatings Inc. for Infrared Asphalt Repair and Crack Seal, not to exceed \$1,250.
6. The Action Log and follow-up were reviewed in detail.

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