

MINUTES OF THE OAKLAKE ASSOCIATION
BOARD OF DIRECTORS MEETING
April 9, 2018

Meeting began at 7:30

All board members were present, except Stefani Porter

The minutes from March 12, 2018 were read and approved with one change on page 1.

Jay made motion to accept the minutes, David C seconds it, all in favor.

Guest in attendance: Dick and Patti Ginise; Regina Johnson, Fe & Arthur Dizon, Denise Sporancio, Paulette Kaufman, Robert Senger

Treasurer's Report

Operating account-\$14579.49

Reserve account- \$180828.58

Aging Report

LOT 39 – 90 days late \$2035, it is in foreclosure by the bank – no new owner(s) were listed, we will have to clear all late payments when new owner(s) is available. David C will call the management company to see if we have the name of the new owner(s).

LOT 148 – late \$2205 – next step is to start foreclosure by us.

LOT 90 – late \$2045 – mostly fines at this point we cannot go to next step which would be foreclosure

Insurance Approval

This year's insurance quote was provided by Cline Agency Insurance Brokers. The total is \$9778, comparing to last year was \$8749 which included workers comp.

After discussion, David C motioned to accept as is, Jay second it, and all were in favor.

Doc / Pier Removal

Jay reported the following:

4 piles are still standing in the lake since they could not be removed with equipment in hand. We will need more heavy duty equipment which may cause extensive damage to lake, grass, and the entire area, including the fence. A crane may not be an option since the 4 piles may be sunken at the bottom of the lake up to 10 feet.

We have a few options:

- 1) Leave them as is
- 2) Cut them at water line
- 3) Cut them below water line

Last thing to do is pull concrete and fix the steps to go down to the water line where the pier was removed. Cruze construction can do this for \$1600.

The fence where this work was done is ½ inch than the rest of the fence and that causing the gate not to close properly. Cruze construction will come back to fix the issue. Also it is noted that that section of the fence may need to be replaced in the near future.

There was a comment from the audience by Dick Ginise that we should just remove the walkway instead of spending the \$1600.

The board came in to the conclusion that for now we will leave the 4 piles as they are and will not spend \$1600

Lake and Landscaping

No landscaping issues were reported.

Street Sweeper

There were calls made to several vendors, 4 of them returned call and said that they only do parking lots.

There was one bit from an San Bernardino company that said they will spend 2.5 hours and will charge \$500.

There are 2 more bids that were not returned by the time of the meeting.

Streets

GPM submitted 2 quotes to David C.

The first quote is for \$74536 (section of sedan avenue starting at the intersection do Sedan and Samra by the clubhouse and continue north to the next intersection with is Samra and Sedan again.

Currently GPM is holding off on \$1200 invoice for the core samples.

The second quote is for seal and restriping of the same section of sedan as mentioned above.

Jay said that we should ask GPM to indemnify Oak Lake Association case of damages in their policy. David C will ask that to be added. Also he will ask to include the repainting of all street signs and speed bumps

Matt requested to have approval on the 2 quotes pending the addition of requested legal lines in the quote so we do not loose time when the lines are added.

David C motion to accept the quotes, David S approved it and all were in favor.

Security

There were a few incidents reported:

LOT 167 reported that there were 4 strange men on her property and when she approached to ask what they were doing, they did not answer and they left quickly

LOT 156 reported that in 2 separate incidents packages left by their front door were taken

LOT 157 reported that their SUV was broken in to on 3/30 and iPads were stolen

LOT37 reported that on 3/20 at 825 pm they notices packages were missing from their front door.

LOT103 – Between 1:00 and 1:10 am 3 police cars approached the home and questioned the owner about a black BMW parked in their garage and also they asked the guard if he had heard screaming from the house. The guard provided as much information as possible, police left premises by 1:15 am

LOT180 reported that between the hours of 2 – 3 am on 3/15, there individuals came to his residence and threatened them. They arrived in 2 cars, one was black Mercedes Benz arrived while the guard was using the restroom, the other card a black Toyota Prius that first arrived at 1 am with license plate 6RMJ340. We have the name given Jashanshir and id# D3404560

Open

Robert Senger submitted sample colors for his house to be approved by architectural committee

Meeting adjourned 8:44 pm