

**MINUTES OF THE OAKLAKE ASSOCIATION  
BOARD OF DIRECTORS MEETING  
May 12, 2008**

Meeting was called to order at 7:30 p.m. All board members were present.

Guests: Patti Ginise, June Melody, Matt McNeill, Jay Seashore and Frank Miller

Treasurer's report:

Checking account: \$18,222.21 -- Special assessment account: \$61,101.60

T-Bill: \$49,903.13 --- Reserve: \$84,006.54

Reserve Study:

Dick handed out a reserve study summary with the useful life of major parts of the common area.

The reserve study recommended to leave the \$5000 addition per month the same but to have a special assessment of \$3000 per home. The board is in agreement not to assess the \$3000 at this time.

Alec said that the key issue is the asphalt. He said the slurry is just cosmetic. He recommended to fix the streets per the asphalt proposal for approx \$50000 in 2008. In 2009 approx \$15000

In 2010 do a bid schedule A for \$226,000. The asphalt proposal is available at the board meetings.

Alec made a motion to approve street repairs of \$35668 on schedule B. Dick seconded. All approved.

There are 3 homeowners who are listed as contributing to the damage to the streets—8382 Denise Lane—8374 Denise Lane and 8494 Carla Lane.

Security:

Had a problem with the switch on the gate arm. Inner Eye did not respond but the Gate Keeper fixed it immediately. They will be our service for now on.

There was an application for car stickers submitted from 8476 Samra Drive . They were not issued because we need the homeowner's name. Robert said he can get the homeowner's telephone number.

Robert brought up the issue of rattle snakes and coyotes. Alec wants a blurb in the next Honker.

June said she called security because kids were skateboarding at midnight. The guard said he could not respond to the situation. Alec said if it is a criminal activity then the police should be called. Frank suggested portable cameras with flashlights. He will look into it.

Management Company and Maintenance:

New management contract was updated from 1994. It refers to city and state codes. A few minor changes and wording to bring it up to date.

Pool Renovation:

We voted at a n emergency meeting to replace and repair the leak by California Armiture. Alec wanted 4 outlets to remain. California Armiture agreed to install with plans and permits and inspection 4 return lines up to where the copper goes into the pool. The trench will go next to the coping. There will be no disturbance of the plaster in the pool.

Garage Sale on May 17<sup>th</sup>

Ad is in the Penny saver. John asked if we should have security. Dick suggested bringing in a guard from 6a.m. to 2 p.m. Robert made a motion to bring in the guard. Dick seconded. All in favor.

Clubhouse

Dick said that there would be minor changes sent to the architect and then they need to be shown to the inspector. Contractors should be in during the month of June.

Awning

As soon as they measure then they can get started.

CCnRs

They are completed and need to be finished. Alec said he would call Heidi.

Devry

There was a meeting on April 29<sup>th</sup>. Wally Perfect, Bill Rose and Charlene Rothstein of the WHNC were there. Trammel Crowe said they would look at new changes. Bill Rose said that they are working on alternative layouts. Alec had a meeting and his committee made up a proposal with alternatives. We now have 610 signatures. Alec said that if the WHNC doesn't meet our needs then we would go to the Councilman. Alec said we are going to hold off on signs until we can coincide it with some milestone.

#### Property Appearance

Residents are neglecting their yards. Letters are being sent out.

Robert said he found a company from Oregon to give him an estimate on fish for the lake.

Matt said that there is a broken irrigation cover. Dick said he would call TruGreen.

Meeting was adjourned at 9:05 p.m.