

**Oaktree Park Cabana Club
Home Owners Association
Board of Directors Meeting Minutes**

Meeting Date: March 8, 2010
Minutes Issued: March 30, 2010
Status: Draftv1

In Attendance

Frank Ross *Paul Donati* *Beverly Philips* *Gordon MacKean*
John Green

Regrets

Jeff Smith *Bill Herndon* *Kevin*
Wollenweber

Agenda:

1. Convene
 2. Introductions
 3. Finance Review
 4. HOA BBQ
 5. Open Board Positions
 6. Adjourn
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- 1) The meeting was convened at 7:09 pm.
- 2) Board Introductions
- 3) Finance Review
 1. Discussed major projects from last year (Pool Resurfacing, VGBA)

Q: Are reserves sufficient?

A: Reserves are based on the Reserve Study Model. Pool deck surface will be next major project (3 phases over 6 years). We do not expect an additional assessment at this time

Q: A gap exists between the cement at coping stone posing a safety issue, when will it be addressed?

A: (Frank) This must be bid separately as it was not part of Genie's contract.

Q: How is the \$5400 Swim team contribution calculated?

A: Non-homeowners pay \$100 per guest family and this was the total for the year.

- 4) HOA BBQ will not be hosted this year. There seems to be a general lack of interest. Participation is primarily the same families, and no longer meeting the intended goal of socializing with others.

**Action item—zero out \$300 Misc HOA Barbeque line item on the Financial

Q: When is the last time CCRs were reviewed?

A: The board is searching for a clean copy of the CCRs. Most copies are several generations of copies, and unintelligible. If you have a clean legible copy please furnish a copy to the board. Once obtained we will publish to the website.

Q: Do the CCRs include a provision on skateboarding?

A: To our knowledge there is no mention of skateboarding. We will review and follow-up. General understanding is that the CCRs pertain to the common property of the pool.

- 5) Open Board Positions

1. Tim Gifford volunteered to join the board
2. Discussed the position of pool manager. At this time we have no applicants.
3. Pool Cover Kids: John Green to manage hiring of pool cover positions

- 6) Adjourn 7:49

Respectfully Submitted,
Paul Donati
Vice President, acting Secretary