

Gardens of Oak Hollow HOA

Board Meeting Minutes

May 1, 2023

I. Meeting Details

May 1st at 6 pm at Judy Hinnant's home.

II. Roll Call:

Present: Suzanne Shive / Bart Baker / Zane Chalfant / Barry Christi / Judy Hinnant / Terry Hill / Janell Edwards / Gordon Chace / Carita DeVilbiss

Not Present: Frances Menjivar / Lynn Gilbert

III. Call to Order

President Suzanne Shive called the meeting to order and provided copies of the meeting agenda. She welcomed new board members Janelle Edwards, Shadow Park South Block Captain, and Barry Christy, Secretary, to the board.

IV. Old Business

- Treasurer Zane Chalfant reported that collection of dues was proceeding as expected and didn't need any specific help in collecting at this time.
- Discussed problem with some residents not acceptably maintaining their yards, including along the alleys. Examples are not watering, not keeping things neat/trimmed, not disposing of leaves, and decaying fences. The Covenant, Article VI, states: "Section 9. All Lots, whether occupied or unoccupied, and any improvements placed thereon, shall at all times be maintained in such manner as to prevent their becoming unsightly by unattractive growth on such Lots or the accumulation of rubbish or debris thereon." A four-person committee was established to document all covenant violations and report back to the Board. The Board also asked Carita DeVilbiss to include a reminder of the requirement in the monthly newsletter.

- The board also discussed violations regarding trash cans, wrong paint colors, incorrect fence materials and painted fences. Letters will be sent to each offending resident asking them to come into compliance the next time they replace their fence or repaint their home.
- Board discussed a trailer that has been parked in a resident's driveway. This is not allowed per the covenant restrictions. Bart Baker will informally speak with resident regarding the issue.

V. New Business

- Excessive resident parking in the visitor's spaces in the commons and along the streets was raised. Board will continue to monitor and develop a means to cite flagrant offenders in the future.
- Secretary Barry Christy asked, and received approval, to produce a New Resident Information package welcoming new residents to the Gardens explaining the covenants, the HOA, the Website, and the Community Directory.
- Bart Baker raised a concern regarding the maintenance of the flag pole commons. Apparently, members of the original flagpole committee believe that that area is still under their purview. Board confirmed that that area, as well as the other areas common to all residents, are under the control of the HOA Board. Residents that volunteer to help maintain any common area need to receive board approval before making any changes to the commons.

VII. Adjournment

Next Board meeting was scheduled for July 10th at 6 pm at Judy Hinnant's home. Meeting was adjourned.

Barry Christy, Secretary