

# June Meeting Minutes

Silver Oaks Phase II Homeowners Association  
Board of Director's Meeting – Regular meeting  
June 16, 2015  
Meeting Location: Silver Oaks - Phase II Pool

## Board Members present:

President: Charles Charamut  
Vice President: POSITION VACANT  
Treasurer: not present  
Secretary: Janet Troost  
Board Member at Large: George Wallace  
Pool Committee Chair: Carly Maguadog  
Welcoming Committee Chair: Jenilyn Troost  
Architectural Review: Bob MacKenzie  
Landscape Committee: Bob MacKenzie  
Yard of the Month Committee Chair: George Wallace  
Also present: Mr./Mrs. PJ Widener **Dennis Simmons**  
Not present: Laura Brown - Treasurer

## Proceedings:

Meeting was called to order by VP Charles Charamut at 6:30 PM.

Approval of minutes from 5/19/15 – Motion by George Wallace w/changes, 2<sup>nd</sup>Jenilyn Troost. Passed with changes noted in red on May minutes

## Treasurer Report – none available

<u>Checking Account</u>	<u>Escrow Account</u>
Old Balance \$ 47883.57	Old Balance \$ 6278.26
New Balance \$ _____	New Balance \$ _____
Dues Paid (past month) \$ _____	

## Old Business

- Painting common area street signs – change in May minutes noted re: this issue
- Repair of security camera and maintenance –Carly called A-Z. It will cost \$200 to repair camera. It will cost \$319 to replace. George suggested we spend the summer looking at a better camera system. Currently the gates cannot be seen with the cameras we have. Charles stated he will check out Sam's Club to see what they have. Charles stated Harris is no longer working for us. They were charging \$200/visit vs. \$75 for A-Z. It was also stated we have extra ports to use for additional cameras if needed. George motioned to allow \$350 to replace the damaged camera with an infrared one. Jenilyn 2<sup>nd</sup>. Motion passed.

## New Business

- Carly mentioned she feels "Facebook" posts are a "negative issue that may not be family-friendly". This was discussed with Charles stating that the "Facebook" pages are not Silver Oaks product and as such, we cannot limit what is on there. It is a community forum where people are free to speak their views and for us to give the community information, i.e. meeting dates, problems when they occur that are in the interest of the community, etc.
- Neighborhood watch - Charles stated a neighbor mentioned to him that it appeared someone was "casing" nearby properties in the community. It was discussed that we should get a group together for a Neighborhood Watch Program. It was reported that it has been attempted in the past but there was no interest from homeowners to run it. This was tabled and will be brought up at annual meeting in August.

- Expelling a person from the pool if they are caught consuming alcohol and horse play at the pool. Will have rights to pool, revoked for 1 year without refunds. – Tabled pending Charles making a new rules list to be approved at the next meeting.
- Levying fines for vandalism and pool damages - Charging resident for recent pool closure - Tabled pending Charles checking if this is legal to do (emailing the attorney) and to see what type of fee schedule we will use.
- Vote on pool rules not listed-- 1 or 4 visitor per card holder (Not written) – Tabled pending new rules list Some rules discussed were: no horseplay – no alcohol, signing “no liability letter when pool passes are given out, listing sponsors on guest passes, number of authorized persons and guests.
- Need to review date for annual meeting – Annual meeting set for Tuesday, August 4<sup>th</sup>, 2015 at the pool. Notice of this will go out by July 1<sup>st</sup> with the letter from the President with the Proxy ballot. It was stated we need at least 36 people or proxies signed to do any annual business.
- Speaker for annual meeting (Wayne Harris) – Wayne agreed to speak at the annual meeting.
- Calendar for the whole years activities – will be updated by Charles when we decide what activities we will be having and dates for those activities. So far we have the pool closing to be November 7 with a community party. We will ask if Phase I wants to be invited. Charles will speak with Tim Bryant to see what donations they will provide if involved. It was discussed we should have some games for kids also. Jenilyn and Janet will work on the party.
- Approve letter to homeowners - letter was approved by the Board. George will finalize this due to Charles being out of town. Packet will contain letter from President, letter re: annual meeting, proxy, with return, stamped, self-addressed envelope.

#### **Committee Reports**

- Pool Chair (Carly Maguadog) – Carly stated we are able to check who owns a pool pass by first 4 digits on the actual pass. She has the list. Carly asked about Kenny and when we comes to landscape area. Mac will find out and speak with him about trimming some trees and coming every 2 weeks to weed inside the pool area. Charles also mentioned some sprinklers may not be working and should be checks. Dennis also mentioned he was concerned the backflow valve wasn’t working properly and Mac said he will look at it. Carly said she is going to the pool daily, as are Jenilyn and Charles. Everyone thanked Carly for doing such a good job.
- Architectural Review Chair (Bob McKenzie) – There is a project that was approved on Arabian Court. This was a small stoop off the front porch that was to be extended. It was also discussed that there seems to be problems with Waste Management not picking up all the trash.
- Landscape Chair (Bob McKenzie) Project at Tully’s is starting next week. They are waiting on supplies to come in on Monday. Charles suggested Mac take pictures as the project progresses. It was also discussed that there are trailers on Havenmist that are not parked behind fences. Mac stated he has knocked on doors but no one answers and maybe we need to put together a form letter to go on doors advising homeowners/tenants of the rules and covenant re: RV’s, etc. PJ Widener also mentioned he believes there is a spigot at the back entrance of the community and he will pressure wash the pillars next Tuesday. It was also mentioned that the “No Soliciting” signs seem to have disappeared and Chuck said he will check on that.
- Yard of the Month Chair (George Wallace) – Winners were Scott Jones family @ 2700 Paddock Circle
- Welcoming Chair (Jenilyn Troost) – Jenilyn reported she has been going door-to-door to get updates from everyone. It was reported there is a new family at 6100 Saddlehorse and Jenilyn will visit them.

**Next meeting** – Tuesday, July 21, 2015 @ 6:30 pm and the meeting will be held at the pool.

**Meeting was adjourned at 7:55 pm. Motion made by Carly and 2<sup>nd</sup> by Jenilyn**