

**Silver Oaks Phase II Homeowners Association
Board of Director's Meeting – Special Meeting
March 2, 2015
Meeting Location: Silver Oaks - Phase II Pool**

Board Members present:

President: Bobby Reyes
Vice President: Charles Charamut
Treasurer: Laura Brown
Secretary: Janet Troost
Board Member at Large: George Wallace
Pool Committee Chair: (Open)
Architectural Review: Bob MacKenzie
Landscape Committee: Bob MacKenzie
Yard of the Month Committee Chair: George Wallace
Also present: Hal Carroll and Carly Maguadog
Not present: Welcoming Committee Chair: Jenilyn Troost

Meeting was called to order by President Reyes at 6:05 pm.

The purpose of the special meeting was to review bids for the pool for painting and general repairs to the pool area and to finalize the opening date and readiness for the opening. No previous minutes were approved as this was a special meeting and there was no formal agenda.

We welcomed 2 homeowners who attended the meeting, Hal Carroll who was attending to bid on work to be done at the pool and Carly Maguadog who was interested in becoming part of the Board of Directors. Janet Troost mentioned that her daughter, Jenilyn Troost was interested in chairing the Welcoming Committee. President Reyes and Treasurer Laura Brown indicated they would forward the list of homeowners so Jenilyn could start reviewing and updating the list of Phase II homeowners. Laura also mentioned she will forward new homeowner names as she receives them from the Appraiser's Office.

Treasurer Report – Laura Brown

No report was given however Laura did give President Reyes tax paperwork which he accepted.

Old Minutes

Will be reviewed at the next regular meeting on March 17.

Special Meeting notes:

- Painting of the pool buildings – Mac received a bid from Van Gogh Painting for painting the pool building of \$2500 and \$425 for pressure washing the perimeter fence. Hal Carroll had also turned in a bid \$1300 for the painting and \$375 for the pressure washing. There was no discussion. Chuck moved to accept Hal Carroll's bid and Laura 2nd. Motion passed

- Building maintenance – Kris (the “pool guy”) was notified that opening day will be March 20. He will be available for general maintenance and will check the pool chemical levels twice a week. He will also set up the pool surrounding areas and make sure everything is ready for the opening, as well as notify the county for inspection.
- Light and Urinal repair – Hal stated he will repair the urinal however he does not do electrical work. A motion was made by Mac and 2nd by Laura to allow up to \$150 for repair of the urinal. There was no discussion. Motion passed. Mac (?) said he will handle the electrical and lighting repairs as needed.
- Key cards – Laura stated she called A-Z Lock and Security in Mary Ester regarding the key cards. The lock company needs to make sure the old cards will work with the new system as well as make available the new cards for new owners. Key cards will be made available (one card per family) at the March 20th opening, time to be determined. Cards can also be obtained by emailing President Reyes.
- The Board will verify the pool is ready at the next regular meeting.
- The Pool Chairperson position was taken by Carly Maguadog. She was advised the duties of her position are the following:
 - Work with Kris regarding issues/problems/etc with the pool.
 - Be available for the opening day to distribute new key cards
 - Send out a mailing or notice to all residents of the opening day and procedure for key cards including times they will be available to obtain
 - Include a letter to go with all key cards that state pool rules, the cameras, and any other needed information.
 - Call the camera company to ascertain the cameras are in working order
- It was noted that the Association has discontinued allowing homeowners to use the pool for “reserved” parties due to the lack of availability for the other users when it has been reserved.
- Phase I homeowners will be charged \$140 for a key card as previously.
- It was noted there are 121 homes in the Phase II section of Silver Oaks and 138 homes in the Phase I section

Old Business – None discussed due to special meeting

New Business – None discussed due to special meeting

Committee Reports – none discussed other than Pool issues

Next meeting – Tuesday March 17, 2015 (**Note: last agenda stated next meeting would be March 16?**) and the meeting will be held at the pool.

Meeting was adjourned at 6:37 pm.