



The Oaks Community Association

5607 Jackson Valley Road • Lone, CA 95640-9629

Phone 209-274-6056 Fax 209-274-6058

GM@theoaksione.com

Meeting Minutes –Open Session Meeting

Tuesday, July 11, 2023

- A. Meeting Called to Order at 6:02pm by Board of Directors President C. Levin
- B. Directors Present: S. Brown, B. Six, R. Lopez, C. Sisson, C. Levin, S. Sanchez. Absent with excuse A. Hutson.
- C. Open Forum Discussions
 - a. Impaired visibility around corners and covering road signs due to vegetation overgrowth. GM will check Rules and Regulations, CC&R's, state, and local ordinances regarding responsibility of owners to control vegetation.
 - b. Checking on Hold Harmless Agreement to clean fence line and create fire break breaks. The agreement was sent to the property owner, and we are waiting for it to be returned signed by the property owner.
- D. Results of Executive Meetings: The June 13 and June 27 executive meetings minutes were approved. Also Approved 1 payroll increase.
- E. S. Brown motioned to approve the 6/13/2023 minutes, including the Parking Committee recommendations. S. Sanchez seconded the motion. Motion passed 6-0-0-1.
- F. No questions regarding the report provided for the budget items more than 10% over budget.
- G. Banking Changes update. Per the April Minutes approved in June a reserve and operating interest-bearing money market account were opened. Still working to open the investment brokerage to move the \$100,000 reserve funds into the CD.
- H. R. Lopez stepped down as Treasurer. President C. Levin appointed S. Brown to the Treasurer Position.
- I. S. Brown motioned to Transfer the current ~\$37,000 CD into a new higher interest CD and accept the penalty for closing the account. S. Sanchez seconded the motion. Motion Passed 6-0-0-1.
- J. S. Brown motioned to approve the Lot 14 Design Review to remove the tree directly in front of their house and replant a Japanese Maple. R. Lopez seconded the motion. Motion passed 6-0-0-1.
- K. C. Levin motioned to approve the Lot 134 Design Review to paint the house per the colors provided. C. Sisson seconded the motion. Motion passed 6-0-0-1.



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- L. Reviewed the proposal from Fuentes Lake & Pond, Inc. Pond will remain healthy if cattails from the pedestrian gate and to the end on the right (in front of the Gazebo) were removed. We can also trim down the cattails from the pedestrian gate to the left and maintain the pond's health. C. Levin motioned that The Association should check with maintenance to confirm and if amicable, rent and excavator, remove a section of the gate and have maintenance complete the desired work. S. Brown seconded the motion. Motion Passed 6-0-0-1.
- M. C. Sisson motioned to purchase the Aqua Marine floating Fountain AQF3000-100. S. Brown seconded the motion. Motion passed 6-0-0-1.
- N. Reviewed proposals from Consolidated Engineering and Action Asphalt. S. Brown motioned to accept the proposal from Action Asphalt. R. Lopez seconded the motion. Motion Passed 6-0-0-1.
- O. Board affirmed that Maintenance was doing the annual painting of the curbs red, and this year are painting straight through driveways.
- P. C. Sisson motioned to paint lot numbers on the curb in the center of the driveway. B. Six seconded the motion. Motion passed 6-0-0-1.
- Q. The Board requested that the General Manager with the Lead Maintenance person walk the community common areas to review for upgrades that are in line with what is being requested of the membership lots.
- R. The last movie night was well attended. With New movies that cannot be watched at home with out fee, and well marketed, movie night is expected to be well attended. C. Levin motioned to have movie nights up to 2 times per month through Labor Day (depending on attendance) since we have staff available. S. Brown seconded the motion. Motion passed 6-0-0-1. Next movie night will be July 21, showing Guardians of the Galaxy 3. Popcorn will be available. The Social Committee is authorized to vendor at the movies. A new speaker had previously been approved up to a cost of \$200. The GM will now move forward with this purchase as movie nights are becoming more successful.
- S. The pond committee was formed with members S. Brown and B. Six. Installation of the 3rd gazebo that was intended to be placed at the playground is on hold pending proposals from the committee with possible placement at the pond. The committee is also considering placement of a BBQ and stocking the pond with fish.
- T. C. Levin motioned to adjourn the meeting. R. Lopez seconded the motion. Motion passed 6-0-0-1.



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Meeting adjourned 8:35 pm
Minutes Approved By:

Ann Hutson

Secretary,

7/25/2023

Date