



# TOCA Oak Leaf

NEWSLETTER OF THE OAKS COMMUNITY ASSOCIATION



## Community Yard Sale

Community Garage Sale Weekend Saturday May 3rd—Sunday May 4th. If you would like to participate and be included please contact Lisa at 209-304-6448

## Movie Night May 30th—Oblivion

Movie Night May 30th we will be showing Oblivion starring Tom Cruise as Jack Harper in this groundbreaking cinematic event. Jack Harper is the lone security repairman stationed on a desolate, nearly ruined future earth. When he rescues a beautiful stranger from a downed spacecraft, her arrival triggers a nonstop chain of events that forces him to question everything he knows, and leaves humanity's fate in his hands.

## Transformer Repair Updates

**We have made repairs to 5 of the 9 transformers. We have scheduled May 1st and 6th for power outages in order to make the needed repairs to the remaining transformers.**

**The Board of Directors would like to thank everyone for their patients and understanding while the repairs are being made.**

**The May Board Meeting Has been cancelled**

## Street Parking

The CC&R's specifically state that on street parking is allowed only for short periods of time while loading and unloading vehicles. We all understand that it is convenient to park on the street and that at times parking in visitors parking is not an option because it is full. However please keep in mind that there is a reason for the parking restriction and that is for your safety and the safety of other residents. The street in the community are not wide enough for a emergency vehicle to pass if other vehicles are parked on the street. In addition vehicles parked on the street also make it difficult for other drivers to see on coming vehicles and children. We are asking that you please keep this in mind and not park on the street. Please use your carport or visitor parking.

## Pet Waste Station

We have purchased another pet waste station. We will be placing the waste station on North Park Drive near lot 188. Please be a responsible pet owner and use the pet waste stations to clean up after your dog.

## A Note From Neighborhood Patrol

We have received several request asking resident to not use their high beams when driving through the community. Some of the homes are placed on the lots so high beams shine directly into the living room and are distracting for the residents.

**Call the Sheriff if you see suspicious activity.**

We all want to have a safe and secure community. The best way to ensure that this happens id for all of us to keep our eyes and ears open and to call the sheriffs office anytime you see, hear, or smell anything that is suspicious. The phone number for Amador Sheriffs Office is 223-6500

May 2014

### HOA BOARD OF DIRECTORS

- Rickie Brown, President (209) 274-4778
- Shirley Lacy, V. President (209) 274-0362
- Earl Dodson, Secretary (209) 418-5024
- Kit Sherlock, Treasurer (209) 274-6231
- Robert Vescera, Director (209) 274-4903
- Dean Morrison, Director (209) 274-0239
- Bill Six, Director (209) 772-0812

### THE OAKS OFFICE Open Monday-Friday 9:30 AM to 5:30 PM

(209) 274-6056  
(209) 274-6058 Fax

Website  
theoakscommunityassociation.org

Terri Bailey, Park Administrator  
ParkAdmr.TOCA@volcano.net  
(209) 351-0565

Tami Prefling, Bookkeeper  
Bkkr.TOCA@volcano.net

Kristy Bayer, Administrative Assistant  
TOCA@volcano.net

**Night Security  
On - Duty Night Watchman**

(209)781-5377



# TOCA Oak Leaf

---

With summer almost here it seems a good time to review the rules for the pool, spa, playground and clubhouse. Parents please take a few minutes too look over the rules and to review the rules with your children. These rules will be enforced by the facility supervisors.

## **Pool Hours**

Adults Only 9-11AM 8-9PM Family Swim 11AM – 8PM

## **Pool and Spa Rules**

- Pool and Spa Open Year Round
- No Smoking Allowed in Pool Area
- No Diapers allowed in the Pool or Spa
- No one under 16 permitted without parents or accompanied by a responsible adult who has permission signed by the parents.
- No one under 16 allowed in the spa without permission from the Board
- No glass ware allowed in the pool area
- No food or alcohol allowed in the pool and spa area
- No hair clips
- No horseplay, diving, jumping or running allowed
- No Lifeguard on duty – swim at your own risk
- No cotton-fiber clothing, jean cutoffs
- Pool and playground area close at 9:PM
- No obscene or vulgar language allowed
- No Pets Allowed in the Pool and Spa area
- Any Additional Rules Posted in the Area Will Be Enforced
- No Smoking Allowed in pool area

## **Clubhouse Rules**

- Children under the age of 14 must be accompanied by an adult
- Items in the kitchen and Refrigerator are the property of the person who put them there
- If you make a mess please clean it up
- No animals, other than certified service animals allowed in the clubhouse
- No obscene or vulgar language allowed
- No smoking allowed in clubhouse

## **Playground Rules**

- Bicycles, Skateboard, Scooters, or any motorized vehicles are not allowed in the playground area
- Smoking allowed in designated area only
- Do not throw bark
- No obscene or vulgar language allowed
- No animals, other than certified service animals allowed on the playground

## **What's The Big Deal About Small Children Using The Hot Tub?**

**Too Hot**—The hot temperatures of a spa can quickly overheat the small body of a child. Children can get overheated 4 times faster than adults. Children have thinner skin than adults and are more likely to get overheated. Hot Tubs raise the internal body temperature of children to dangerous or even fatal levels.

**Accidental Drowning**— There is a chance of accidental drowning of children in hot tubs. The bubbling action draws children to the hot tub. The bubbling can obscure the ability to see the child clearly.

**Drains**—Hot tubs have suction powered drains that be hazardous. A small child can be trapped by the suction power of the drain.

## Recap of Board of Directors Meeting Tuesday, April 15, 2014 6:00 PM

### Type of Meeting: Regular Meeting

Call to Order The meeting was called to order by president brown at 6:03

Pledge of Allegiance: The Pledge of Allegiance was delivered

Roll Call of Directors – Directors Six and Dodson were absent from the meeting

Approval of Minutes: Approval of Regular Board of Directors Meeting Minutes of March 18, 2014 – The minutes were approved as presented

Treasurers Report: The treasurer reported cash on hand as of March 31, 2014 as \$400,291, Total Receivables of \$43,074 and net income for the month of March was \$7,164.

Maintenance Report: Director Morrison reported on the progress on the transformer repairs. Three transformers have been repaired to date and six remain to be repaired.

Park Administrators Report: Terri Bailey the Park Administrator reported the Children's Easter party was a success with 30-40 children participating. She also reported Director Brown and Morrison reviewed the location of the current fire lanes and concluded that little if any changes to the locations needed to be made. The maintenance crew will begin re-painting the fire lanes as the work load permits. The Park Administrator also reported she would begin researching the process required by the State Regional Water Quality Control Board for sludge removal from the lagoons.

Design Review: Lot 86, 19 & 162 – lot 19 was approved to place concrete in a portion of the front yard to expand the driveway.

Discussion and Possible Action Regarding Artesian Spring: Jaco Fourie attended the board meeting to answer question from the Board. At the request of the Board he expounded on the scope of work detailed in task one and task two.

Discussion and Possible Action Contracting with Dunn Environmental Services Related to the Artesian Spring: The Board approved contracting with Dunn Environmental to investigate ground water seepage.

Discussion and Possible Action Regarding Board Mission Statement – The Board adopted the following mission statement “The mission of the Board of Directors is to provide a safe, secure environment for the community members and their guest, while maintaining a transparent, financially stable, and welcoming administration”.

Discussion and Possible Action Financial Review: The financial review for the year ending December 31, 2013 was approved by the Board of Directors.

Discussion and Possible Action Regarding Purchase of New Carpeting for the Clubhouse: The Board approved purchasing new carpeting from Barons flooring at a cost of \$7,850

Discussion Regarding changing the Pool and Spa Chlorine System: The Board approved the purchase of a liquid chlorine systems for the pool and spa at a cost of \$800.

Committee Reports:

The social committee reported bingo would be held on Thursday.

Open Forum:

A member voiced concerns regarding the facility supervisor. It was her opinion that they needed further training to ensure the rules were being followed.

The Board of Directors also canceled the May meeting. The next scheduled meeting will be Tuesday June 17,

Board Adjourned into Executive Session at 7:25.

### Recap of Executive Meeting April

- Review of Past Due Accounts
- Personnel Issues – No action was taken

Balance Sheet Summary as of March 31, 2014

|            |            |           |
|------------|------------|-----------|
| Reserve    | Transfers  | 3/31/2014 |
| 02/29/2014 | Withdrawal | Deposits  |

Operating Bank Accounts\* 4,579 1,942

|                                |         |         |
|--------------------------------|---------|---------|
| General Reserve Account        | 60,150  | 60,390  |
| Water & Sewer Treatment Reser  | 83,458  | 83,476  |
| Reserve CD                     | 102,107 | 103,672 |
| General Reserve CD Bank of Amr | 50,141  | 50,146  |
| Water & Sewer Reserve Eldorado | 100,665 | 100,665 |
|                                | 396,521 | 398,349 |

Total Cash Available 401,100 400,291

Accounts Receivable

|                              |        |
|------------------------------|--------|
| Total Receivable Assessments | 30,558 |
| Total Receivable Utilities   | 31,582 |
| Total Receivable Other       | 7,561  |

Less allowance for Bad Debt (25,116) (20,721)  
 Unearned Revenue (5,906) 43,074

Reserve Fund Balances were not increased this month. YTD A total of \$6,000 has been added to the reserve funds and a total of \$2,783 have been paid out of the Operating Account which could have been paid from the reserve funds this month. YTD a total of \$12,396 have been paid out of the Operating Account which could have been paid from the reserve funds

\*The Operating Account is comprised of all funds received during the month less expenditures made (checks written) during the month. The ending balance is what remains in the account at the end of the month. The funds received and the expenses paid during the month are represented below in the Income and Expense Statement

Income and Expense Statement  
 As of March 31, 2014

| Income       | Actual    |         | Budgeted  |         | Variance  |        |
|--------------|-----------|---------|-----------|---------|-----------|--------|
|              | Month End | YTD     | Month End | YTD     | Month End | YTD    |
| Assessments  | 27,170    | 81,510  | 27,170    | 81,510  | -         | -      |
| Utilities    | 42,518    | 131,610 | 38,493    | 118,463 | 4,025     | 13,147 |
| Other        | 2,558     | 6,834   | 2,653     | 6,392   | (95)      | 442    |
| Total Income | 72,246    | 219,954 | 68,316    | 206,365 | 3,930     | 13,589 |

Expenses

|                           |        |         |        |         |         |         |
|---------------------------|--------|---------|--------|---------|---------|---------|
| Utilities                 | 13,086 | 52,569  | 16,372 | 52,979  | (3,286) | (410)   |
| Water Treatment Expense   | 4,667  | 15,520  | 3,341  | 9,479   | 1,326   | 6,041   |
| Sewer treatment Expense   | 3,804  | 9,182   | 2,687  | 11,076  | 1,117   | (1,894) |
| Maintenance Expense       | 3,541  | 10,506  | 2,297  | 6,299   | 1,244   | 4,207   |
| Payroll Expense           | 23,273 | 67,102  | 21,683 | 69,051  | 1,590   | (1,949) |
| Administrative Expense    | 1,787  | 7,626   | 3,388  | 9,842   | (1,601) | (2,216) |
| Insurance Expense         | 1,407  | 4,221   | 1,367  | 4,100   | 40      | 121     |
| Taxes & Licenses Expense  | 1,346  | 4,551   | 84     | 1,640   | 1,262   | 2,911   |
| Professional Fees Expense | 1,850  | 1,850   | 600    | 1,200   | 1,250   | 650     |
| Reserve Expense           | 10,321 | 30,963  | 10,320 | 30,961  | 1       | 2       |
|                           | 65,082 | 204,090 | 62,139 | 196,627 | 2,943   | 7,463   |

Net Income (Loss) 7,164 15,864 6,177 9,738

| Day       | 1 | 2 | 3 | 4 | 5 | 6 | 7 | 8 | 9 | 10 | 11 | 12 | 13 | 14 | 15 | 16 | 17 | 18 | 19 | 20 | 21 | 22 | 23 | 24 | 25 | 26 | 27 | 28 | 29 | 30 | 31 |  |
|-----------|---|---|---|---|---|---|---|---|---|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|--|
| Sunday    |   |   |   |   |   |   |   |   |   |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |  |
| Monday    |   |   |   |   |   |   |   |   |   |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |  |
| Tuesday   |   |   |   |   |   |   |   |   |   |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |  |
| Wednesday |   |   |   |   |   |   |   |   |   |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |  |
| Thursday  |   |   |   |   |   |   |   |   |   |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |  |
| Friday    |   |   |   |   |   |   |   |   |   |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |  |
| Saturday  |   |   |   |   |   |   |   |   |   |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |  |

May 2014