

Oak Creek Estados Homeowners Association

Board of Directors

Minutes

Date: 4-27-19

Location: OCE Clubhouse

Time: 10:00 AM

The meeting was called to order at 10:00AM and the Pledge of Allegiance recited.

A quorum was met with John Jones, Mary Zordan, Peter Zid, Claudia Ronaldson, Ken Bers, and Matthew Wolff present with Melanie Srenk by phone.

Peter Zid reported on the following: Atty. Tosca Henry will supply a written opinion regarding what fees may be charged to owners utilizing both long and short term renting. She will also research our ability to demand information on renters prior to or the day of rental on short term rentals. This would be a Health and Safety issue. When we receive the opinions a letter will go out to all owners along with the opinions with an explanation. We will also start charging an amenity fee of \$20.00 per rental. Mary Zordan motioned with Matthew Wolf second. All in favor. A sign will be posted on the clubhouse door stating children under the age of 14 must be accompanied by an adult over age 18. The security guard issue remains an issue to be discussed. H and B catwalks are completed. A cost overrun of \$37,000 was accrued due to rotten beams. Southwest roofing will be given until 7-1-19 to finish refurbishing the C and G building catwalks. Matthew wolf motioned with Mary Zordan second and all in favor. It has been decided not to install bike racks. Dan is installing Cex on the coolers and will be done by 4-29-19. A sign will be installed stating "no bike riding on catwalks". A & B building electrical has been repaired. We will send out the CC&R to 2 different law groups to get their opinion on updates to the CC&R.

Treasurer reports: we have \$269,412.00 in reserves. This month we have had \$37,895.00 in income with \$55,827.30 in expenses. This is expected as we have paid out for CIP projects with overruns.

Open Forum: A committee will be formed with Mary Zordan, Claudia Ronaldson and Matthew Wolf as members to plant perennial flowers around the complex. This will be performed by the Landscape Company.

The next meeting date will be on 5-18-19 at 10:00 AM in the OCE clubhouse.

The meeting was adjourned at 11:05 AM

Meeting minutes taken by Susan Port and compiled by Peter Zid