

# **Oak Creek Estados Condominium Association**

## **Board of Directors Meeting**

### **Minutes**

**Date: 6-22-19**

**Time: 10:00 AM**

**Location: OCE Clubhouse**

The meeting was called to order at 10:00 AM

The Pledge of Allegiance was recited.

A quorum was met with Peter Zid, John Jones, Matthew Wolf, Claudia Ronaldson, Mary Zordan, John Cunningham, Melanie Srenk, Ken Behrs and Susan Port present.

Dan Smith was remembered as a hard worker, an honest and kind man. He will be missed. Susan Port was recognized as the Property Supervisor. Susan and Ken oversee daily operations. We are looking for a full time and part time maintenance person. Ads have been placed in the Red Rock News and Craig's List.

There have been instances of carport damage to the outside walls. We will place reflectors on the walls to call drivers attention and not hit the walls when parking.

Southwest roofing has walked away from any claim on OCE for the \$43,000.00 owed for C and G buildings. In turn we will hold them harmless for any repairs to same.

We have quotes from Estrella for repairs to C and G catwalks and for replacing the F building catwalk. The total comes to approx. \$55,250.00. A vote was taken with all in favor. This will be performed this summer.

The letter to owners regarding the new amenity fee with our attorney's opinion will wait until we get clarification on the new bill requiring a business lic. And tax I.D. for all AB&B owners.

Thanks out to all who helped with the planting. Much appreciated.

Projects still undone are the speed bumps. Will do when we get new hires.

The concrete work required where it has buckled will be in next year's budget.

The question regarding the landscape worker's hours have been answered. They start at 6:30 AM. During that time they do work which created no noise. After 8:00 AM they cut grass etc.

They work 12 hours per week. We will discuss with them **sweeping** the carports as they accumulate pine needles.

Owners are requested to give the office 48 hours' notice prior to starting any remodel.

If anyone notices pool or spa use after 10:00 PM should call sheriff's dept. It is imperative people stand up and become involved when they see our rules being broken.

Estrella is aware of the water pooling in B building.

The CC&R are now downloaded in the computer and we will send out update suggestions.

Next meeting date...7-20-19 at 10:00AM in the OCE Clubhouse

Meeting was adjourned at 10:50 AM

Minutes taken by Susan Port and compiled by Peter Zid