

# Oak Creek Estados

## Annual Board Meeting Minutes

11/21/2020 via Zoom Remote & Clubhouse

Attendees: Claudia Ronaldson-Treasurer, Caroline Oreel-Secretary, Susy Port-OCE office administrator, Heidi Kenney, Mark Locke, Alan Gore, Theresa Weber, Jill Russell, Dale Woodling, Marcie Brown, Danny Pierce,

Absentees: Bill Krchnavy-BOD, Neil Malamuth-BOD, Robert Larson-BOD

Call to Order: 9:40am by Caroline Oreel

President's Report: None

Treasurer's Report: Proposed 2021 Budget-postponed for approval until December  
October Financials-postponed for approval until December

Committee Reports: None

Old/Unfinished Business: None

New Business:

1. Announcement of newly elected 2021 Board Members – Claudia Ronaldson, Caroline Oreel, Robert Larson, Heidi Kenney, Mark Locke, Catherine Mauro, James Michener
2. Fireplace/Flue concerns-Alan Gore. He recently had his fireplace maintenance done and was told there was a fire hazard. It was recommended that he send the BOD all pertinent information for us to review and address.

Updates: Jeremy McMurtry is the new Head Maintenance person at OCE, doing great – many compliments. Building E catwalk was at the upper end of the estimate because 4 additional beams had to be replaced. Building B catwalk dips were repaired with slurry. Ice melt buckets have been put out on each catwalk. Building D roof is finished at no charge. Bob's Landscaping contract was reviewed with a walk around the grounds, renegotiated and renewed. Vortex Pool and Spa was hired and is now in charge of Pool and 2 spas – they look great, lots of compliments. They send pictures to office daily. No CIP is planned at this time for 2021. Concrete drives have been repaired. Boilers are running well. Ken in Maintenance is working to improve landscape and walkway lighting. Cracked stairsteps up to catwalks are out for bid to replace – minimum of 6 have to be ordered. Some concerns with vegetation dying – javalinas are rooting up irrigation and Maintenance and Bob's are aware. Short-term rental concerns – becoming less of a family oriented complex. This is allowed per OCE R&Rs, some proposed state laws may minimize these rentals.

Next Meeting: Executive Meeting 12/12/2020 @ 9:30 via Zoom to elect Board President, Vice-President, Treasurer & Secretary for 2021, due to missing future board members. Owners with any concerns to put on the January agenda should contact Susy in the office.

Adjournment: 10:46am