

## Oak Brook Monthly HOA Meeting – October 8, 2012

Attendees: President, Robert Lesieur  
Vice President, Sheila Blaicher  
Secretary/Treas., Jim Ramsey  
Goodwin Property Manager, Karen Vaughn

Guest Attendees: David Trevino

- 1) The meeting was called to order at 6:05 p.m. at the Fern Bluff Mud Community Center on Wyoming Springs Road.
- 2) The reading of the minutes was waived and they were approved with no corrections needed.
- 3) Karen gave the managers report:
  - a) A-Tex electric repaired the lights in the columns on O'Connor. A wire had pulled loose.
  - b) The pool company has been working on the streaks from the old lights on the south side of the pool. The rust stains are slowly beginning to lift.
  - c) The balance sheet for 9/30/2012 was 227,873.60.
  - d) Karen went over the budget numbers and our balance sheet.
  - e) There was a brief discussion about a wooden fence that was incorrectly constructed and didn't follow the CC&Rs. Karen was instructed to inform the resident and have them make corrections accordingly.
  - f) Karen has a call waiting on Brian at Ecosystem's for the needed repairs to the lights in the trees on O'Connor. They are working on getting them repaired.
  - g) Approval was given for screens to be placed on the fountains in the ponds to keep sticks out of the impellers. The maintenance company felt this would help lengthen the life of the pumps which experience a hard shut-off when they encounter sticks. They will be making custom screens for each of these units at a cost of \$100 each which will include pulling, implementing and reinstalling into the ponds.
- 4) David Trevino introduced himself as a candidate for the open position on the ACC board. There was a question and answer session and the board appointed him to the vacant position.
- 5) There was a brief discussion about basketball hoops and barking dogs that had to be table to a later date so we could continue with the budget discussion. Our budget must be completed by the November meeting.
- 6) Preliminary discussion on 2013 budget to be completed by November meeting.
- 7) The next meeting will be held on Monday, November 12<sup>th</sup> at 6:00 p.m. at the Fern Bluff Mud Community Center on Wyoming Springs Road in the Bluff Room unless a budget workshop is called.
- 8) The meeting adjourned at 8:25 p.m.

The minutes were captured and recorded by Sheila Blaicher