

MEETING OF OAKS HOMEOWNERS' ASSOCIATION

May 16, 2001, 6:30 p.m.

Meeting Minutes

Attendees: R.Druby, M. Giordano, P. Raskausas, D. Hassenbein

1. **Approval of prior minutes**—board unanimously approved minutes of last meeting.
2. **Report of secretary--** Board discussed at great length legal recourse regarding homeowners who do not remove personal property from common area. Stressed need for uniformity and necessity of avoiding personal injury and property damage on common land. Will continue to inform homeowners that personal property cannot be kept on common land. Also noted that zoning officer and planning commission has stated that there is to be no personal items on common land.
3. **Report of Treasurer**— Mike reported that all homeowners' payments have now been received. Mike also reported that one refund of \$1195.00 from the IRS has been received. We are still waiting for a refund of \$499.00.

After next deposit, Association account will have approximately \$25,000.00. Board agreed that we should try to keep a \$15,000.00 reserve at all times in case of emergency.

Board discussed whether to approach Dennis Hess with regard to fence issue. Since Dennis, as the developer, put the land in the current condition, he may have a responsibility to remedy the situation. Don will contact him regarding issue.

4. **Report of VP-** Pat obtained quotes from several fence companies. See attached quotes. Board discussed that fence would cost approximately \$5,000.00 and should be covered by surplus funds in any year. Board also discussed that a new sign at the entrance to the development may cost approximately \$4500.00. Board to consider issue further when the sign quotes are received.
5. **Report of President**—Don discussed the current voting results with 29 ballots received. Don also provided Board with revised resale certificate. Board approved fee of \$20.00 for issuance of certificate. Board also approved resale certificate for 27 Pin Oak and 34 Truman Street.

Board reviewed several petitions. (see attached) The Board approved the following petitions: Burke, Hollen, Carl, Laubach, Hassenbein, Giordano and Rodensky.

OPINION POLL

Based on discussions at the Oaks Homeowners Annual Meeting held June 2, 2001 and my review of the by-laws, I would like to request the Board to consider the following amendments/changes in the by-laws and my reasons are as follows:

I would like a listing of Association members and this would include the following information:

(i.e. address/phone)_____

Should the Board &/or Architectural Committee take immediate remedial action if they uncover violations of the by-laws or wait for a written complaint?

immediate action wait for complaint

other (please explain)_____

Name_____ Phone_____

Address_____

APPLICATION FOR ARCHITECTURAL COMMITTEE

Please consider my Application for the Architectural Committee to serve for one year in accordance with the Oaks Homeowners Association By-Laws.

Name_____ Phone_____

Address_____

Background and why I'm interested:_____

(Attached addition sheet if necessary)

I believe that I have an understanding of the by-laws and have complied with them accordingly. Yes No

PLEASE RETURN THIS FORM TO: Don Hassenbein, President
The Oaks Homeowners Association
353 Oak Lane
Palmyra, PA 17078