

SILVER OAKS OWNERS' ASSOCIATION, PHASE I

BOARD OF DIRECTORS MEETING

May 13, 2021, 6:30 PM

CROSSPOINT CHURCH

Approved Minutes

I. Call to order: Mark Chancey, Vice President, called the meeting to order at 6:38 pm

II. Roll Call: Board Members present: George Nixon, President, Connie O'Neill, Treasurer, Mark Chancey Vice President, Secretary. Board Members Terry Frame, Barbara Cole, Cassie Segreti. Homeowners: David & Clara Del Castillo

III. Reading and Approval of minutes for April: Minutes were read by George Nixon. Connie O'Neill made a motion to accept the Minutes, seconded by Barbara Cole. Motion passed.

IV. Committee Reports:

A. Financial Report: Connie O'Neill discussed the financial report. The storage shed is going up to \$63.90. There are still 2 properties outstanding on their dues. Mark Chancey made a motion to accept the financial report. Cassie Segreti seconded. Motion passed.

B. Architectural Committee: Cassie Segreti spoke about the new process of saving all request and approval documents for each request from homeowners. The board discussed Mr. Melton's storage shed being hidden from the main road way and neighbors. 3 neighbors approached Connie O'Neill and Barbara Cole about the shed being visible from their properties and the main road, Hunting Meadows. Connie O'Neill and Barbara Cole will get with Mr. Melton and discuss about planting some trees, bushes and greenery to conceal the shed.

V. Old Business:

A. Discussion about the lamp post replacement for 2603 Palamino Trail, Cassie Segreti offered to take the lead on this project. She will call local electric companies and get it scheduled for replacement, and notify homeowner in writing.

VI. New Business:

A. Connie O'Neill discussed the trash can violations, she called waste management and asked what to do for the violators. An idea stated was the HOA board remove the trash cans and Waste Management will suspend the homeowners account until the homeowner will conceal the trashcans to follow CCR. It was also discussed about the next action for the inopprobable vehicles, having them towed at the owners expense.

B. The board discussed bringing the attorney to the meeting and getting these ongoing violations taken care of, they are all at the 3rd letter, to turn over to the attorney. Motion to have a special meeting with the attorney to help with letter and answer any questions the board may have. Second by Cassie Segreti and Terry Frame. Connie will get in contact with the attorney to schedule the special meeting.

C. Barbara Cole spoke about the 72 hour rule for campers and work trucks being stored on the lots. The semi-truck, with 8 wheels, on Hunting Meadows, Barbara stated was there longer for 72 hours. Cassie asked where the 72 hour rule was listed because she didn't see it in the CCR, Barbara stated it was in previous meeting minutes.

D. Mark Chancey asked about the violations letters and in the order they should be mailed out to the homeowners with violations listed. He received the 1 st letter for his boat & motorhome being visible from the neighbor's home. Mark stated the letter he received had a statement about the legal actions, which should be in the 3 rd letter. Mark stated back in 2018, it was approved from him to have the boat as long as he conceal the top with a tarp.

E. The board discussed about joining the phase 1 with the violation committee. Mark motion to join with phase 1 and merge the violation committee. Barbara second it.

F. New construction on Calumet Ct has placed their light post in the wrong location. Homeowner David Del Castillo stated the light post was corrected.

VII. Open Forum:

A. Barbara Cole reported on property violations. The ongoing trash can storage violation will be submitted to the attorney.

B. David Del Castillo, new homeowner spoke of some things the HOA could do, having a welcome letter for new homeowners.

VIII. Next Board Meeting: June 10th at 6:30 pm at Crosspoint Church.

IX. Adjournment: Mark Chancey made a motion to adjourn the meeting at 829 pm. Connie O'Neill & Barbara Cole second the motion. Motion passed.