

Oasis Homeowner's Association

Board of Directors Meeting Kinney Management Offices May 16, 2019 6:00 PM

OPEN SESSION MINUTES

Board Members Present Alan Heikkala, Diane Petteruti, Jake Ulrich, Sue Fogel and Claire Pavlus.

Kinney Management Services Representative: Debbie Tribioli.

Call to Order: Meeting was called to order at 6:01 pm by Jake.

Review and Approval of Previous Meeting Minutes

Sue made a motion to approve the April 18 2019 meeting minutes with changes. Claire seconds, approved unanimously.

Frank – Somerset/Yellowstone Landscaping

Board addresses several items with Frank.

- ✓ It is noted that Frank met with Chuck, Sue and Ed last week to review some of these items on site.
- ✓ Board reminds Frank that the crew should remove all volunteers from bushes/plants.
- ✓ Frank to address a half dead sumac and acacia tree in community
- ✓ Xavier to take care of root lifting sidewalk within 3 weeks. Frank to paint the area with caution orange paint.
- ✓ Frank to take care of site issues on Los Feliz when turning East.
- ✓ Frank to fertilize around oaks with granules
- ✓ Frank to check status of tree GPS map
- ✓ Frank to verify that crew consists of 4 men as of May 1
- ✓ Frank to get back to Debbie with date for palm tree trimming and husk removal
- ✓ Frank to trim the eucalyptus on Kenwood
- ✓ Frank to get a bid to the Board for the lakeside erosion

Financial Review

April financials show assessment income of \$22,861.70. \$3764.80 of excess proceeds from a foreclosure was reclassified to delinquent income and there were collections of \$8448.70 in April for additional delinquencies. Board asks Debbie to have the \$4401 from line item 8317 reclassified to line item 8227. Utilities are tracking normally, as is Administrative costs. The community had a net gain of \$3792.71. Total assets for the end of April 2019 are \$623,221.13. Total gain for the period is \$20,833.11. Diane motions to approve the financials, Sue seconds, all approve.

Lake Report

The lake report has been emailed to the Board. March report showed the score to be 41, April report showed the score to be 42. Also, additional tests for golden algae show that it is gone. Aeration test was fine and they are checking on the bladder.

Liaison Report

- New pumps are installs at Elliot and McClintock North water features
- Community may need to have a diver check on the intake screen
- Chuck is working with SRP on painting the utility boxes, he needs to provide them with box numbers
- Chuck will be meeting with Waterworks by George on the lake side erosion

Architectural Report

Lot 129 was approved for exterior painting scheme 14 and for exterior lighting

New Business

- There is no new business

Old Business

- There is no old business

Open Discussion Topics Included

- There is no open discussion.

Next meeting: The next meeting will be on June 20 2019

As noted in writing on the agenda, the closed/executive session will begin after a brief recess. The Board of Directors will meet in closed/executive session pursuant to A.R.S. Section 33-1804 (a) (1, 3, and 5).

Adjournment: Alan motions to adjourn, Claire seconds. The meeting adjourned at 7:10 PM