

Oasis Homeowner's Association

Board of Directors Meeting Kinney Management Offices July 18, 2019 6:00 PM

OPEN SESSION MINUTES

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

Kinney Management Services Representative: Debbie Tribioli.

Call to Order: Meeting was called to order at 6:02 pm by Jake.

Review and Approval of Previous Meeting Minutes

Sue made a motion to approve the June 20 2019 meeting minutes with changes. Diane seconds, approved unanimously.

Frank – Yellowstone Landscaping

With the winds we have been having the past week the crew started blowing throughout the community. They started working on Shutterfly working their way south towards Elliot, they also lifted any trees that were hanging to low. From Shutterfly they worked their way west along Elliot, blowing trimming and lifting trees. The crew cut down more shrubs that were still disturbing the line of sight. They did the same on the south side of the McClintock entrance. Today the crew was blowing and using the string weed eater so they can mow tomorrow. They will also focus on removing volunteers that are growing inside shrubs. Board confirms that all tree trimming along Shutterfly way was done only to fence height.

Financial Review

June financials show assessment income of \$23,340.00 and there were collections of \$625.00 in June. Utilities and maintenance are tracking normally, as is Administrative costs. The community had a net gain of \$1291.92. Total assets for the end of June 2019 are \$648,183.10. Total gain for the year to date period is \$32,795.08. Sue motions to approve the financials, Diane seconds, all approve.

Alan spoke with Midfirst Bank and they have a pass book saving account offering 2.2% interest. Alan further explains that he spoke with the accounting staff at KMS and found out about and ICS Program thru Mutual of Omaha where the association funds could remain liquid and thru Mutual of Omaha, spreading out the funds to various network banks and the association would still be FDIC safe. Jake motions to purchase a 13-month CD at Mutual of Omaha for \$200K at 2.52% interest, to transfer \$50K from operating to the Mutual of Omaha Reserve account and to close the Alliance Bank account and Mutual of Omaha Reserve account in order to open and fund the ICS at Mutual of Omaha. Alan seconds, all approve.

Landscape Report

See above report from Frank

Lake Report

The lake report has been emailed to the Board.

Liaison Report

- Aeration leak was found and repaired.
- SRP is working with Chuck on getting the utility boxes painted. The box by the pump house can be painted by the HOA – color to match pump house.
- SRP is phasing in new LED lights when possible
- The Bob fountain has been cleaned out.
- Elliot water feature is checked frequently for pine needles.
- Waterworks by George came out to bid the edging around the lake. Their bid quotes 308 linear feet of repair areas. Ed and Chuck checked it and they come up with 451 linear feet. Waterworks by George bid for 308 linear feet is \$7400. Board authorizes a counter to Waterworks by George for 451 linear feet for a cost not to exceed \$9500. Jake motions to approve this counter, Alan seconds, all approve. Chuck will keep the Board updated.

Architectural Report

Lot 341 – approved for backyard improvements

Lot 359 – approved for exterior paint

New Business

- A drunk driver hit the wall behind 7315 Hazelton – Board asks Debbie to verify with owner if driver had insurance. Board would like to get a breakdown of all costs involved from homeowner. HOA has possible matching block available.
- Yellowstone submitted a proposal for palm tree skinning – this proposal is to be disregarded and a new one will be provided.
- Picnic plant to be discussed with Claire and reported updated at next meeting.
- Board discusses the walls in the community. Board approves Diane getting 2 bids for the repair of the wall along McClintock between the north water feature and the canal.
- Board asks Debbie to have the walkways and benches around the lake power washed not later than 10/15 for the picnic.

Old Business

- There is no old business.

Open Discussion Topics Included

- There is no open discussion.

Next meeting: The next meeting will be on August 15 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: Jake motions to adjourn, Diane seconds. The meeting adjourned at 8:01 PM