

OAKLEIGH HOMEOWNERS ASSOCIATION ANNUAL MEETING
Monday, February 28, 2022

Meeting was called to order at 7:20 PM at Oakleigh's Clubhouse. Quorum was established.

Board Introductions:

Kevin Boland, President
Lisa Parks, Vice President
Danny Jones, Treasurer
May Evans, Secretary
Jessica Jones, Community Association Manager

Approval of 2021 Annual Meeting Minutes:

Motion: To approve minutes from February 22, 2021 annual meeting
Vote: Unanimous approval

2021 Completed Projects

New fence around basketball courts
New keycard system for basketball and tennis courts
New LED lighting for basketball courts
Tree trimming around amenities
Replaced several tennis windscreens
Pressure wash entrance stonework
New lighting for all entrance signs
Refurbished clubhouse walkway
Hired new landscaping company

Financial Review:

Review of 2021 budget vs actuals

Net Income = \$15,273.88 (checking account balance)
Surplus = \$26,963.12

2022 Budget Review

Proposed budget of \$189,600
Proposed increase HOA fee from \$550 to \$600
-due to increased expenses (pool maintenance, HOA management, landscaping, every project)

Reserve Summary

Reserve balance December 31, 2020 = \$136,489
Add: balance of 2020 surplus = \$9,622.00
Interest earned in 2021 = \$207.00
Less: Basketball fence 2021 = (\$10,829.00)
Electrical work for gate locks = (\$1,067.00)

Balance December 31, 2021 = \$134,422.00

2022 Activity

Add: 2021 surplus added in January 2022 = \$26,963.00
Less: Locks for basketball and tennis courts = (\$9,483.00)

Reserve balance end of February = \$151,902.00

Delinquencies

6 Homeowners are delinquent (4 homeowners prior to 2021, 2 new homeowners for 2021) for approximately \$10K

2021 Social Events:

Easter Egg Hunt
Community Yard Sale
Last Day of School Party
Fall Festival
Outdoor Movie Night
Cookies with Santa

2022 Planned Social Events:

Easter Egg Hunt Saturday, April 16th
Community Yard Sale Friday/Saturday April 22nd – 23rd
End of School Pool Party Wednesday, May 25th

Pool Social	Saturday, July 16th
Movie Night	Friday, September 16th
Fall Festival	Saturday, October 22nd
Cookies with Santa	Thursday, December 8th

Plans for 2022:

Modernize landscaping around pool area and clubhouse
Paint fence along Lost Mountain Rd
Clubhouse renovations (appliances, seating, countertops, etc...)

Future Projects:

HVAC system at clubhouse
Additional signage at Hopeton and Oakleigh Valley Drive entrances
Repurpose shuffleboard area
Repave parking lot
Mailbox/signage updates
LED lighting for tennis courts
Permanent grill stations
Staircase from upper level to pool

BOARD ELECTIONS:

Board Positions – 2 year term

Kevin Boland (Incumbent President)
Danny Jones (Incumbent Treasurer)
Lisa Parks (Incumbent Vice President)
Jeff Haymore (Resident Candidate)

1 Board Position – Remainder of vacated 2 year term

May Evans (Incumbent Secretary)

OPEN SESSION DISCUSSIONS:

Pool Monitors

Will there be a pay increase for pool monitors?
Concern for their safety - suggested reserved parking sign for pool monitor

Cookies with Santa

Can we find a Santa that is willing to sit with small pets?

Proposed fireplace in amenities area

Installing WIFI around the pool and clubhouse

Board will discuss and review budget
Communicate wifi info to clubhouse renters

Tennis team bathroom

Can the homeowners have access?
Suggested keypad on door
Who will clean and maintain the bathroom?
Board will discuss

Website page for businesses in the neighborhood

Can we get this created?
Who will maintain it?
Recommended contractors - include

City of Lost Mountain- Pros and cons were discussed

Can we have a live stream for future annual meetings?

RESULTS:

Election for three (3) positions to serve 2 year terms:

Kevin Boland
Danny Jones
Lisa Parks

Election for one (1) position to serve the remainder of 1 year term:

May Evans

Budget:

The 2022 proposed budget was unanimously approved.

Meeting adjourned at 8:55 PM