

OAKHURST COMMUNITY ASSOCIATION, INC.

BOARD OF DIRECTORS MEETING

September 16, 2003

AT OAKS RECREATIONAL CLUB

I. CALL BUSINESS MEETING TO ORDER/DECLARE QUORUM

The Tuesday, September 16, 2003 meeting of the Oakhurst Community Association (OCA) Board of Directors was called to order at 7:02 P.M. by President Jonathan Lack at the Oaks Recreational Club. A quorum of the Board was present. Laura Jackson called the Roll. The following Board Members were in attendance:

Absent	Present	Board Member	Board Title
	x	Jonathan Lack	Director/President
	x	Gary Grissinger	Director/Vice President
	x	Laura Jackson	Director/Secretary
	x	Scott Swing	Director/Treasurer
x		Margaret Stokes	Director
x		Thomas W. Ptak	Director

The following Neighborhood Representatives were in attendance:

Neighborhood rep	A/P	Representing	Neighborhood rep	A/P	Representing
John Rahn		Ashbrook	Matt Tomy		Wild Meadows
Julie Rodriguez		Ashbrook	Debbie Beaty	p	Summerfield
Tom Maloney		Ashbrook	Kim Karas	p	The Woods
Charlotte Dockstader	p	Aspen	Dennis Egan		Inverness
Steve Bosco	p	Wild Meadows	Ron Joyce		Autumn Lakes
Marc Vance		Autumn Meadows	Julie Schroeder		Country Homes
Lynn Minnis		Breckenridge	Ericka Goerich	p	Heather Glen
Doug Gienger	p	Inverness	Ken Szczesny		Abington Woods
Rick Mervine	p	Inverness	Tamara Hatcher		Townes Condos
Bill Poppe	p	Mayfair	Karyn Mrozek	p	Carriage Estates
Dee Hoffner		The Woods	Neil DuBry	p	TownesHomeowners
Barb Garrity		Carriage Estates	Bob Dixon	p	Mayfair
Steve Moen		Mayfair	Debbie Basak	p	Summerfield

Mike Baum & Kelly Henry- Baum Property- Present

II. NEIGHBORHOOD REPRESENTATIVE FORUM (Opening Comments)

Jonathan asked if there were any neighborhood reps who wished to address the Board.

Bill Poppe- At Oakhurst entry, why are there only lights at one corner? As per Jonathan, it is a phased project and will be completed next spring.

Neil DuBry- Please review policy for fishing at retention ponds- as per Jonathan, it is not allowed.

III. RESIDENT FORUM-

Maryann Nelson- Mayfair- Questioned status of trees in common areas being removed, will they be replaced? As per Scott, policy is that fall walk-through will occur Oct. 3rd, and determination of tree replacement is a case-by-case basis. If trees are not replaced, they should be ground down and the area seeded. This area will be reviewed at the fall walk-through.

Bill Poppe- Mayfair- Replace trees that guard resident privacy
Debbie Beaty- Summerfield- Will cracks in tennis courts be repaired? As per Jonathan, they will be repaired in the spring.

Lewis Bullock- Received call from a concerned neighbor re: paving. Will be addressed in Old Business forum.

IV. APPROVAL OF DATE BOARD MEETING MINUTES

Jonathan Lack entertained a motion to approve the minutes, August 2003 (pending revisions)

MOTION: Scott

SECOND: Gary

DISCUSSION: None

VOTE: Motion passes, 5-0

V. DIRECTORS AND OFFICERS REPORTS- There were no reports

VI. TREASURER'S REPORT- Scott Swing reported as of Sept 15, 2003:

\$181015.62 Total operating funds
\$237734.99 Total reserve funds

2002 tax returns were submitted on Sept 15. 2002 refunds will be applied to 2003 taxes.

VII. COMMITTEE REPORTS

A. Recreation- Fall soccer has begun, Robert Morris tennis arrangement worked well for summer 2003 and will be continued.

B. Modifications - 47 have been completed this year, 15 awaiting completion and final inspection.

C. Internet - As per Jonathan, meeting agendas will be posted to web site prior to meetings.

D. Traffic - Gary G. reported for Rick, pedestrian overpass will be completed by Sept. 25. Oak leaves for bridge should arrive within a week. New York St. construction is back on schedule and should be complete within a few months. Increased police presence has been implemented.

E. Newsletter- Newsletter was mailed from printer on Sept 15th.

VIII. MANAGEMENT REPORT

Mike Baum reports for Baum Property Services-

Landscape- Fall walk-through will be October 3rd. Sprinkler status- Torn up sprinklers have been resolved except for in median. Street widening- Board has accepted a bid to re-pave the road and parking lot in front of the clubhouse. Entry lighting- 4 corner lighting will be unveiled this evening. Lighting has been completed by a professional firm (Mike is excited about this!) Tuckpointing- 10 entry wall will be tuckpointed on 9/22, columns will be tuckpointed next spring.

Stadium signs- Mike told meeting about new stadium signs.

IX. OLD BUSINESS- There was no old business to address.

X. NEW BUSINESS

A. Landscaping - See Mike's mgt. Report. Fall landscape review to be scheduled for October 3rd.

B. Neighborhood signs- Painted and repaired this summer.

C. 2003 Capitol improvements- See Baum report.

D. Irrigation break status- See Baum report.

- E.** VOLUNTEER APPRECIATION DINNER- Before October meeting.
F. Police presence- Has been increased, Area 3 is aware of vandalism, Jonathan and Ald. Beykirch attended a meeting with Area 3 to ask for increased presence.

XI. NEIGHBORHOOD REPRESENTATIVE FORUM (CLOSING COMMENTS)

Jonathan asked if there were any final comments.

Carol Corrigan- Questioned 2 issues with Oracle:

- A. Would like it to get to residents in enough time before monthly meetings to review
- B. Would like the Oracle to discuss more of issues that will be addressed at the next meeting

Jonathan explained production schedule may or may not allow for these requests.

Ken Szczesny - Abington Woods- Questioned rumor regarding construction on New York heading west.

Sue Jackson- Townes of Oakhurst- Web site not updated frequently enough, issues with minutes (not a set for each month, etc). As per Jonathan, he explained that we have not met each month. Web site is being used for communication as much as possible.

Claudia Schmidt- The Woods- Why are minutes not posted more quickly? As per Jonathan, he explained minutes must be approved at the following month's meetings. Minutes will be posted once they are approved.

Rich Mayer - Inverness- Concerned re: movement of traffic lights and provisions as lights are not in place. As per Rick Mervine, city has placed a crossing guard, police cars and bus service for children until the overpass is complete.

Carol Corrigan- Walks her son to school, says there has not been police presence. As per Rick Mervine, they are at Cheshire and Kautz roads.

Erica Goerlick- Heather Glen- Questioned where former Mc Coy traffic light will be moved? As per Jonathan, it is yet to be determined.

XII. ESTABLISH NEXT MEETING DATE- The 3rd Tuesday of October, 2003.
6 pm- Comm meeting, 7 pm Open meeting

XIII. ADJOURNMENT OF BUSINESS MEETING

Jonathan entertained a motion to adjourn the meeting.

MOTION: Scott Swing motioned to adjourn.

GARY GRISSINGER seconded the motion.

DISCUSSION: None

VOTE: Motion passes, 5-0.

Respectfully submitted,

Laura A. Jackson, Secretary
Oakhurst Community Association

