

Oakbridge Community Services Association

Board Minutes • 2024 Sep. 9

1. Call to Order and Quorum Count

The administrative session, held via Zoom, was called to order at 7:35 PM by President Denton.

There were 6 Board members in attendance, constituting a quorum: Kraig Bodie (Vice-President), Valeria Davis-Humphrey, Brent Denton (President), Rachel Robillard, and Laura Schweitzer (Treasurer), and Brian Strobel; absent: Jacob Specht; also attending: Richard S. Russell (Secretary).

2. Adoption of Agenda

Accepted without revision.

3. Courtesy to Guests

3A. Introduction of Members and Guests. Guests were Barb Prigge and Donald Todd.

3B. Remarks by Guests. Just curious.

4. Reports

4A: President. Summer lull. The paperwork for our annual small batch of liens got filed with the city.

4B: Treasurer. Report appended. Approved without objection.

4C: Secretary. Minutes of May 20 displayed as drafted, showing revisions that had arrived via e-mail. Approved without objection.

4D: Architectural Review Board. No action in the last few months, but several homes in Oakbridge have been up for sale recently, so we should be friendly, helpful, and informative for our new neighbors.

4E: Social Committee.

1. 4th of July. Rachel said the picnic went smoothly despite the fire truck's abrupt departure and subsequent return. She will be submitting a few receipts for reimbursement.

2. Halloween. Not sure what to do about perhaps lighting up the Oakbridge sign. Brent mentioned a possible photo competition for "best jack-o-lantern" or "best costume". We'll probably follow Madison's recommended trick or treating hours.

3. Pickleball. Richard said that he'd e-mailed everyone in Oakbridge to ask if anyone would be interested in group pickleball lessons.

4F: DCR Revision Committee. No recent activity. However, it's an open question what our "common areas" are. Do they perhaps include the swimming pool and tennis courts that have been associated with the Oakbridge Condos? This is probably something that would require review of the legal history of ownership.

4G: Webmaster. Brian Shah wasn't present. Brent said that we now have control of our own hosting contract.

4H: Facebook. Only posted notice of this meeting.

4I: NextDoor. Posted notice of OCSA Board meeting but waited too long to do it.

Jacob Specht arrived.

4J: Landscaping.

1. Snow and mowing contracts. Kraig said we received a new bid from Lawn Care Plus, with a bit of an increase in fees from 2 years ago. He'd shared it with the Board via e-mail. We'd need to sign up within the next several weeks to be assured of snow removal if that

should occur early. Rachel said she'd investigate some other vendors for the lawn care. The one she has in mind would be all electric, which would be quieter and more environmentally friendly. Brent asked if it would be OK to sign on with LCP for the snow removal only.

2. Tree planting. Last year we budgeted \$3000 for tree removal and/or planting. What of that are we planning to use this year?

Laura said that there were 10-12 pines on Tree Lane that needed to come down. Probably we could just do removal. Kraig will review the trees that would be affected.

5. Business

5A: Legal Fee Planning. Val volunteered to check possible legal resources to determine what the legal fees would be for having our draft DCR revision reviewed for legal compliance as well as researching ownership of the common areas. Brent and Jake will assist.

5B: Next Sessions. Snow-contract session on Mon. Oct. 7 at 7:30 PM. Full session on Nov. 11 at 7:30 PM.

6. Announcements

Val expressed some sympathy for the tree in her front yard suffering premature autumn.

7. Adjournment

Meeting adjourned at 8:21 PM.

Respectfully submitted,
Richard S. Russell, Secretary