

**THE OAKS OWNERS ASSOCIATION
BOARD MEETING MINUTES
MONDAY, JULY 22, 2019, 6:30 P.M.
PHILIP MILLER LIBRARY, BANK ROOM EAST
100 S. Wilcox Street Castle Rock, CO 80104**

ESTABLISH A QUORUM (Two of the Three Directors needed)

Darcy Macknight
Will Skelton
Dan Anderson Metro Property Management
plus one Homeowner were present

Lisa DeCesare

- I. **Meeting was called to Order at 6:33 p.m.**
- II. **APPROVAL OF THE AGENDA; DISCLOSURE OF CONFLICTS OF INTEREST**
Board approves the agenda or makes motions to recommend modifications – On a motion duly made and seconded, it was unanimously resolved to approve the agenda.
Board members disclose any conflicts of interest regarding agenda items – There were no conflicts to disclose.
Board member announcements – There were no announcements.
- III. **HOMEOWNER CORRESPONDENCE** – None
Homeowner Hearings – None scheduled
- IV. **MINUTES – April 22, 2019** – On a motion duly made and seconded, it was unanimously resolved to approve the minutes from the April 22, 2019 meeting.
- V. **FINANCIALS STATEMENTS – April - June 2019** – On a motion duly made and seconded, it was unanimously resolved to approve the April - June 2019 financials, subject to final audit.
- VI. **DESIGN REVIEW REQUEST FORMS TO BE RATIFIED**
 - 1406 Willow Oak Road / Central Air Unit – Approved
 - 1577 Willow Oak Road / Extend Existing Fence Line – Approved
 - 2673 Live Oak Court / Repair Deck Coating Plus Install Gutter Drainage System – Approved
 - 2519 Valley Oak Road / Install Decorative Vent Cover On Side Of Garage - Approved
- VII. **UNFINISHED BUSINESS**
 - The Management Report submitted by Metro Property Management was reviewed by the Board.
 - A verbal covenant report was given. Continue to work on unfinished backyard landscapes.
 - Knott Laboratory, LCC Retaining wall report received. No notable wall movement. Analysis closed.
 - Tract "A" Status, Subject tabled unless new information arises.
 - JSC Side Hill (by 1540 LOR) Proposal not approved. HOA will volunteer to take on the project of filling holes dug by children earlier in the summer.

VIII. HOMEOWNER FORUM – There was a question about speed limit signs which was addressed. These signs are not HOA property and are owned by the Town of Castle Rock. No other questions were presented.

IX. NEW BUSINESS

- On a motion duly made and seconded, proposals provided by Alcock Law Group were unanimously approved. 77% of the HOA's debt is comprised of two homeowners who will be forwarded to collections.
- Next Meeting, October 28th, 6:30 p.m., Philip Miller Library, 100 S. Wilcox Street, Castle Rock, CO 80104
- No other business was discussed.

X. REPORTS

Social Committee – August 25th Ice Cream Social

XI. ADJOURNMENT – On a motion duly made and seconded, it was unanimously resolved to adjourn the meeting at 7:29 p.m.

XII. EXECUTIVE SESSION (Discuss delinquencies)
