



**Mountain Oaks Homeowners Association (MOHA)**  
**Board of Directors Meeting Minutes**  
**May 22, 2017**

The meeting was called to order at 6:40 pm by President Steve Carmichall and adjourned at 8:00 pm.

**Present:**

Steve Carmichall, President  
Jill Mohler, Treasurer  
Vince DeSandro, Vice-President  
Beth Crumpton, Member at Large  
Bev Collins, Secretary  
Dennis Collins, Special Projects  
David Schulz, Guest

**Next meeting date:** TBD

Website: <http://www.mountainoakshoa.org>. Board Meeting minutes and Board Member contact information may be accessed at the website. Email notice of minutes posted to website will be provided to members who have created website profiles. If you need help to create your profile, please contact [bev@sitesandsounds.com](mailto:bev@sitesandsounds.com). MOHA members are welcome to come to Board Meetings. Please let us know you are coming so we can plan adequate seating. (Email: [bev@sitesandsounds.com](mailto:bev@sitesandsounds.com))

**Business:**

**1. Mailboxes and Mailbox Posts**

The board is considering plans to do an overall replacement of MOHA mailboxes and posts. This would not apply to any homes with community mailboxes.

The new mailboxes would have a high security locking feature with anti-pry latch locking mechanism. The proposed boxes may be viewed at [mailboss.com](http://mailboss.com), curbside mailboxes, Mail Manager. Beth Crumpton has received the best bid for 60 or more mailboxes at \$77 each. Vince DeSandro and David Schulz volunteered to research cost of contractors who could remove old posts/mailboxes and install new. There would be one post with one or more mailboxes, using spreaders to accommodate extra boxes. This would keep the current configuration of mailboxes on the properties. Details on the box are:

U.S. Post Master Approved

Full service curbside locking security mailbox

Made of 14-gauge and 16-gauge galvanized welded steel

Innovative baffle door design accepts mail bundles and small packages but prevents fishing

Patented anti-pry latch locking mechanism to prevent leveraged entry

Locking access door with commercial grade high-security wafer lock

Includes vandal resistant flag, 3 keys, floor liner & hardware for installation

Stainless steel hinges for ease of use

Does not include or require Mounting Plate

Durable powder-coated finish available in black, bronze or white

[Limited Lifetime Warranty](#)

Free Shipping by FedEx Ground included

Dimensions: 21"D x 11.25"H x 10.75"W

Weight: 23 lbs.

Color: bronze



Vince will check what city permits may need to be filed as we proceed.

Vince and David will keep the board informed via email.

We would like to hear back from homeowners on their interest in replacing posts and mailboxes.

## 2. Fence

We have concerns about the aging condition of the fence and the increasing difficulty to repair and maintain the fence.

## 3. Architectural Control

Dog runs approved for 5020 and 5026 Broadmoor Bluffs Dr.

Covenant violation letters sent to homeowners on Odessa and Broadmoor Bluffs Dr.

General Spring Cleanup letter sent to all homeowners and renters.

## 4. Dues unpaid.

Jill Mohler will send letters to 5 homeowners with amount now due to include overdue fines.

**5. Rules & Regulations**

Rules & Regulations as updates to the Covenants now need addressing. Steve Carmichall and Bev Collins will begin reviewing for amendments.

**6. Thank you to homeowners who come to board meetings to be involved in the decision process and to lend a hand. New people, new ideas.**