

Mountain Oaks Homeowners Association (MOHA)

Minutes 03/05/20

Board Meeting Minutes
March 5, 2020

1. The meeting was called to order at 6:33 PM.
2. Welcome to Guest Homeowners: Mary Ann Creque and Dee Caldwell
3. Positions for Directors for 2020 are as follows:
President: Steve Carmichall
Vice President: Vince DeSandro
Treasurer: Jill Mohler
Secretary: Celeste Fitzpatrick
Member-at-Large: Dave Luken
4. Fence Replacement: A total of \$20,000 has been budgeted for Phase 1 of the fence replacement project to begin on the North side of Broadmoor Bluffs Drive in 2020. Contractor bids range from \$65,000 to replace all the HOA fencing in all areas. To avoid a Special Assessment at this time, the replacement will be completed in phases over the next few years.
5. Treasurer's Report: With homeowner dues received to date, the estimated closing balance in our account is \$29,225.35. Expenditures have been \$5302.50 for snow removal; \$1721.63 for mailbox repairs/replacements; \$282 for legal expenses; and \$213 for postage and supplies.
6. Reserve Study: Reserve costs for HOA-owned driveways are still being calculated for repairs/replacement.
7. Snow Removal: Snow removal costs since Jan 1, 2020 have been over \$5300 out of \$9000 budgeted which also includes spring and fall cleanup of rockscape and HOA common areas. We will need to shift the \$5200 for reserves to this budget to cover increasing costs for snow removal and cleanup. We expect to increase dues in 2021 for the reserve budget.
8. Curbing Repairs: A total of \$3000 has been budgeted in 2020 for repairs of the Langley and Broadmoor Bluffs island curbing due to damage. This amount reflects a 50% cost-share with the City for the needed repairs.
9. Mailbox Repairs: A total of \$1721.63 has been paid out of the 2020 budget of \$2000 for this item. Six mailboxes have been replaced due to vehicle damage since Jan 1, 2020. When there is no known party for mailbox damage, homeowners will need to cost-share the repair/replacement with the HOA.
10. Architectural Control: No homeowner requests have been received since the last meeting of November 2019.
11. The Board is considering options to the HOA logo for better neighborhood identification.
12. The meeting adjourned at 8:35 PM.