

# Oak Bluff Estates Phase 2 Homeowners Association Board of Directors Meeting

## Minutes

May.3, 2007, 7 p.m.

### Call to order

President called to order at 7:15 p.m.  
Absent: Tim Bass

### Previous minutes

Minutes for 3/22/07 were presented for approval via e-mail prior to this meeting.

**Moved: Cox; 2nd: Thomson; Vote unanimous.**

**To accept minutes as presented.**

### Treasurer's report

1. Question regarding accuracy of budget amounts for various line items under landscaping. Thomson explained that several budget line item amounts do not reflect anticipated expenses for current budget year. These include: Mulch-\$1,000; Seasonal color - \$1,000; Shrub replacement - \$1,200; Sod grass- \$2,000; Lawn mowing - \$750; Tree replacement program - \$1,500; Tree trimming/storm damage - \$2,000. Also questioned was the budget line item amount for water at \$15,044.

**Moved: Roof; 2nd: Grigsby; Vote unanimous.**

**To have PS Property insert a notation in May Manager's Report acknowledging anticipated budget variance on line items under landscaping referenced above.**

### Committee reports

1. **ACC**
  - a. Re: Matter at 6 Bluff View (Margolies) Approved request for hot tub and fence.
  - b. Re: Matter at 6 Bluff View (Margolies) Request to review and act on old retaining wall and hedge in backyard
  - c. Re: Matter at 7 Meadow Run: Metal fence posts have been covered with wood and are in compliance.
2. **Landscaping**
  - a. See discussion under Treasurer's Report
3. **Communications**
  - a. Newsletter and annual directory sent
4. **Events**
  - a. Arroyo discussed wine tasting and July 4th activities.
5. **Community Affairs**
  - a. Roof reported on status of A.W. Grimes.

### Old Business

Karen will be asked to send a reminder to members to vote on eliminating the Spring general meeting. Initial request to vote was mailed 4/2/07. PS Property reports collected votes in favor of elimination at 167 and against 12.

### New Business

Online ACC forms updated by Arroyo

### Announcements

None

**Next meeting**

TBD

**Adjournment**

8:51.