

## OAK PARK TOWNHOMES ASSOCIATION

Board of Directors Meeting

March 22, 2015

Board Members present:

Donna Leudesdorf, President

Kathy Giesen, Vice President

Diane Krause, Treasurer/Secretary

Homeowners present:

None present

### I. Call to Order

1. Donna called the meeting to order at 7:09 p.m
2. March 16, 2015 minutes: Kathy made a motion to approve, Diane seconded. Vote is unanimous.

### II. Discuss approvals for the following:

1. **Azalea treatment for lace leaf bug:** This pest is rampant in the Eugene area.  
Diane moved to approve bid from Glass Spray to treat all azaleas in the common and private areas for \$808.  
Kathy seconded the motion. Passed unanimously.
2. **Moss roof treatment:**  
The board has a bid from Daddy's Day Job, but will request a bid from Glass Spray for treatment of 30-36 (two buildings) and 23-26 (one building), for a total of three buildings. The buildings have a large amount of moss on them and are not slated for roofing until 2016, or possibly 2017. The board will also do a "walk about" on Thursday, March 26<sup>th</sup> to make a list of mansard shingle repairs and moss build up to present for bids.

### III. Other pending bids and/or unfinished business:

1. Highland Tree Service: Diane makes a motion to approve bid to trim ash trees behind 66 & 67 (to clear for painting) for \$175, and to trim fir trees between 55 & 56 for \$375, dead limbs have been falling from these trees. Kathy seconded the motion, vote was unanimous.
2. Kathy discussed the results of the walk around with Divine Gutter and Mal Drake on Friday, March 13<sup>th</sup>. Kathy stated that they were impressed with Divine Gutter's expertise and with the designs to improve drainage away from the buildings. We discussed which buildings will have new gutters installed immediately, units 7-12, 15-18 and 27-29.
3. Gutter screens: Diane made a motion to have screens placed on new gutters on the backside of units 7-12 and 15-18. Kathy seconds the motion, vote was unanimous.  
It is agreed that if the screens are successful, it can save the HOA hundreds of dollars in gutter maintenance.
4. Discussion on garbage recycle area improvements. The Board would like to put a hold on improvements at this time as the bids are so expensive. Would like to explore other options. One idea put forth is the installation of a security camera and motion detector lights. The Board also spoke of our dismay that residents are to blame for some of the issues, such as tossing garbage over the side, not recycling properly and generally not showing any concern for the state of the property.

Adjournment at 8:14 p.m.

(Diane Krause, recorder)

