

**Red Oak Hills  
Homes Owners Association  
Meeting Minutes**

**Meeting Date:** Tuesday, January 11, 2011

**Meeting Location:** Shawnee Christian Church, Midland Drive

**Meeting Type:** Open Session

**Meeting Purpose:** General Business

**Recorded by:** Jane Newman-Ford

**Board Member Attendees:**

Nancy Bunn

Brandon Hendrickson

Jane Newman-Ford

Jill Peterson

Dick Ralston

Mike Shepherd

Gary Turner

Lynn Wren

**Resident Attendees:**

Chad Johnson

Meeting was called to order at 7:10 p.m. by Gary Turner.

Orders of business were as follows:

1. Meeting minutes from November 9, 2010 were read. A motion was made by Dick Ralston and seconded by Lynn Wren to approve minutes. Motion passed.
2. The Agenda included time for residents to present any issues. No issues were raised.
3. Jill Peterson presented the Treasurer's Report.
  - a. Dues statements are out and some checks have been received.
  - b. The savings account holder name needs to be changed from Phil Feil. A motion was made by Brandon Hendrickson and seconded by Mike Shepherd to change the savings account to Bank Midwest (where the checking account is currently located) and to change the account holder names to Jill Peterson and Gary Turner. Motion passed.
  - c. Expenditures were under budget this year by approximately \$1,100.
  - d. Jill will transfer \$11,000 from checking to savings to bring the savings account reserve to \$35,000.

4. Website update: The newsletter will be put on the Website next month. Scott to confirm method of security (password, etc.) to limit access to residents.
5. Directory update: A request for directory information updates was included in the dues statements. Four advertisements were sold. The target is to print the directory by February 14.
6. Path update: Phase 2 of the path has been rough cut. There was a discussion whether an HOA-wide vote needs to be considered for this project. A resident had submitted a proposed ballot for the HOA-wide vote which was read to the board.

It was discussed that the committee was well-represented, and that residents were invited to participate in the committee meetings to voice any concerns.

The Articles of Incorporation of the HOA, item G “To own, acquire, build, operate and maintain jogging paths, footways, parking areas, driveways, utility lines, recreation areas, clubhouses, playgrounds, swimming pools and any structures, fixtures and all personal properties incidental thereto, in accordance with the terms of the Declaration” was discussed.

A motion was made by Dick Ralston and seconded by Mike Shepherd not to put the issue to an HOA-wide vote. Motion passed.

7. The Holiday Party was discussed. Overall costs were similar to last year. Hy-Vee catering was \$5.90 per person compared to Boston Market at \$9.95 per person. Attendance was 131 persons, the same as in 2009. The 2011 Holiday Party will tentatively be held at the new Tomahawk Golf Course Clubhouse on December 6, 2011.
8. Roofing by-laws were discussed. There are some new roofing materials that were not available when the by-laws were updated from cedar shingles to composite materials. It was discussed that the by-laws should be re-written to state “equal to or greater than Elk composite shingles” to allow these new materials to be considered. A sample of Kassel & Irons steel roofing was available at the meeting for the board members to view.
9. Trash and recycling costs for 2011 are increased 5% over 2010 to approximately \$33,000. Gary Turner has \$50 worth of stickers for additional trash item pickup. These stickers are available for sale to residents who need them.
10. A motion was made by Lynn Wren and seconded by Dick Ralston to adjourn. Motion passes and the meeting was adjourned at 8:40 p.m.