



Date of Meeting: 10/20/2010 Time: 6:00-7:30 P.M. Location: Oxford Public Library

Minutes Prepared By: Peny Ward

1. Purpose of Meeting

- General Meeting
- Old/New Business

2. Attendance at Meeting

<i>Name</i>		<i>Title</i>
David MacQuaid	(DMAC)	President
Peny Ward	(PW)	Secretary/Treasurer
Doris Trader-Moulden	(DTM)	Member
Louis Alexander	(LA)	Member (Absent)

3. Meeting Schedule

- Call to Order
- Roll Call
- Treasurer's Report:
PW: Review of Balances for HOA Accounts

Payments Made: Reimbursements for Postage and Office Supplies
P.O. Box Renewal
Mowing

Deposits since the last meeting include dues paid by Members who had been making payments towards past amounts owed. No Members are delinquent at this time.

In August the Certificate of Deposit was rolled into a 24 month CD having a 1.65% interest rate.

Property Status Report Three properties were For Sale at the time of this meeting:

414 N Brookside Drive
415 N Brookside Drive
331 S. Brookside

Charles Rajca has submitted a proposal for his services as Tax Preparer and Association Auditor for fiscal year 2010. This has been accepted.



3. Meeting Schedule

A bid was received from Carter & Son Lawncare to handle snow removal and mowing services for the coming year.

PW made a motion to accept the Carter bid

DTM 2nds the motion

All in Favor – All Yeas

DMAC made a motion to approve the Treasurer's Report

DTM 2nds the motion

All in Favor – All yeas

- Secretary's Report:

PW: Minutes from the June 16, 2010 Annual Members Meeting were approved via e-mail on October 18, 2010. Ready to be posted to website.

The Fall newsletter was delivered on October 10, 2010.

Updated "Rules and Regulations" were sent out to all Members on September 22, 2010.

There have been two Architectural and Landscape Change Requests received since last meeting.

1. 101 Midland Drive – Cover over deck. Approved on July 20, 2010 via email.

2. 119 Sebastian Drive – Roof over deck. Approved on September 13, 2010 via email.

Violation letters were sent out to 4 Members on 8/26/10; 2 for boats, 2 for above-ground pools.

Website activity (through the "Ask the Board" link) since the last meeting:

Classified ad for a timeshare for the website

Request for receipt of HOA dues payment

Notification of payments being made

Complaint from Member regarding the above-ground pool violation letter

DMAC made a motion to accept the Secretary's Report

DTM 2nds the motion

All in Favor – All yeas



3. Meeting Schedule

- President's Report:
 The proposed budget for FY2011 was distributed and reviewed. Member dues will be set at \$165 per household. In expectation of higher insurance rates, it was proposed that the amount budgeted for HOA insurance be increased from \$1800.00 to \$2000.00. It was also suggested that the budgeted meeting expense be increased in the event that the Oxford Senior Center rate increases, and to allow a small donation to be made to the Oxford Public Library for the use of their facilities for meetings. The amount slated for the reserve fund in 2011 was adjusted to \$7390.00.

DMAC made a motion to accept the 2011 budget with the suggested changes
 DTM 2nds the motion
 All in Favor – All Yeas

PW will make required changes to the budget and get it ready to mail in the next few weeks. DTM will handle the mailing.

Three positions on the Board of Directors will be up for election at this year's Annual meeting. In addition to the currently unfilled Director's position, DMAC and DTM would be up for reelection. DMAC stated that after 5 years he doesn't wish to run for another term on the Board of Directors. It will be very important to recruit Members to run for Board of Director positions. Nomination letters will go out in mid-March of 2011.

PW motioned to adjourn the meeting
 DTM 2nds the motion
 All in Favor – All yeas

Meeting was adjourned at 6:55 pm

4. Action Items

Action	Assigned to	Due Date	Status
Meeting minutes	PW	ASAP	In progress
Prepare and Distribute Winter Newsletter	PW/DTM	January 2011	In progress
Send Out Nomination Letters	PW/DTM	3/15/11	Pending



5. Next Meeting

Target Date:	03/16/2011	Time:	6:00-8:00 P.M. EDST	Location:	Oxford Public Library
Objectives:	Regular Meeting				