

The Oaks Village Annual Board Meeting September 26,2023

The meeting was called to order by Village President Fred Ravetto at 7:02 pm with 9 units represented and 2 proxies.

Board Members present:

Treasurer: Siubhan Fallon
Secretary: Arleen Seabury

Board Members Absent:

Director: Bill Karten
Director: Sue Halliday

Roll Call:

Mary Boylan (1006), Siubhan Fallon (2006), Elissa Silvio (3001), Jennifer Finnerty (3003), Julianne Joyal (5005), Diane Beal (6002), Arleen Seabury (7004), Fred & Sue Ravetto (7005)

Reading of October 2022 meeting minutes:

Fred R. moved to approve 2022 minutes and to waive the reading of the minutes.
Arleen S. seconded the motion. Carried unanimously.

Report of Officers:

Fred R., as Master Board Representative, spoke of the purpose for the village annual meeting and the changes to our insurance policy and maintenance standards. Need to elect village Director as Sue Halliday resigning. Need to provide owners an opportunity to voice concerns and suggestions.

Reports of Committees

Treasurer Report: Siubhan Fallon

There will be a budget meeting Thursday. When we receive Stan Kishner's letter, we need to read.

Insurance increase discussed. Raising deductible discussed and the changes to hot water heater mandates. Time for replacement lowering to 8 years instead of 10. Residents said to need automatic shut off. Some residents very concerned about the cost of this change; especially if they have fairly new hot water heaters.

Landscaping: Elissa Silvio

Tree project over the next few years discussed. Over 300 trees to be removed if diseased, dead or close to buildings. Ant damage to some units discussed. Is this covered by insurance or maintenance?

Stoop replacement discussed...should this be done at a time when we are going to have high insurance costs? Board asks that no one be on “do not cut” list: we are paying for landscape to do their job and them having to check list takes extra time.

Establish Terms of Oaks Executive Board:

Fred Ravetto asked to become President of the Oaks.
Arleen Seabury to stay on as Secretary for 2-year term.
Siubhan Fallon to stay on as Treasurer for 2-year term.
Sue Halliday is resigning as Director.
Bill Karten has one more year of his 2-year term.

Election of Directors for Oaks Board:

Jennifer Finnerty (3003) asked to join the board. This would be a 2-year position. She will take Sue Halliday’s position as Director.

Mary Boylan moves to accept the board as written above. Diane Beal seconded the move.

The following Oaks Village Board elected:

Below is a list of Directors elected to the Board:

Fred Ravetto
Siubhan Fallon
Arleen Seabury
Bill Karten
Jennifer Finnerty

Unfinished Business:

There was no unfinished business.

New Business:

- The most recent incident in front of SW1 clubhouse was discussed. Heartwood residents feel that we, as a community, should be notified when things like this happen. We all need to be aware of what is going on within our neighborhood. People feel that there have been numerous incidents that we have read about online or local paper and not from within our Association. We need more transparent communication. Residents need to feel that we are safe within our community and if something happens, we should be told.

- Can we get neighborhood watch signs?

Other business/Concerns

Members wished to know when next Master Board meeting is. Meeting is Wednesday, October 13th at the Clubhouse.

Adjournment:

At 8pm, Siubhan Fallon made a motion to adjourn the meeting. Diane Beal seconded the motion. All present voted to adjourn.