

Whitney Oaks

Board of Directors Meeting
The Oaks Building at Springfield
Meeting Minutes – April 5, 2023

I. Call to Order

The meeting was called to order by President Jordan 6:00 PM at the Gables at Springfield – Oaks Room.

Directors Present: _____

Rick Jordan, President
Rosalie Hayman, Secretary
Richard Campbell, Treasurer/CFO

The Management Trust _____

Jasmine Brinson, CCAM

A. Confirmation of Agenda Posting

Management confirmed that agendas were posted in accordance with civil code requirements.

II. Executive Session Disclosure / Summary

Management noted that the Board of Directors held an Executive Session on the date noted below to discuss vendor contracts, legal matters, and homeowner account and compliance issues.

- March 7, 2023

III. Consent Agenda

Consent agenda items do not require discussion or debate; they are routine procedures or already have unanimous consent. The consent agenda allows the Board of Directors to approve all items together without discussion or individual motions. The Board of Directors may agree to pull any item(s) from the consent agenda and move it under new/old business for discussion or debate.

A. Prior Meeting Minutes

- 1) March 8, 2023

B. Financial Review

- 1) February 2023 – Monthly Review
- 2) Lien Resolution
- 3) Small Balance Write-off

C. Reserve Expense Authorization

- 1) \$66,428.08 General
- 2) \$0 Rec Center
- 3) \$0 Unit 39
- 4) \$2,610 Unit 44

A motion was made to approve the content agenda items as presented. The motion was seconded, and approved by all Directors. [M-Jordan; S-Hayman; All in Favor]

IV. Association Committee Reports

Brief Committee updates were given on the items below:

- A. ARC
- B. Finance
- C. Landscape
- D. Social
- E. Roster Updates

VI. New Business

A. Appointment of Bard Member

A motion was made, seconded, and approved to appoint homeowner Bob Ternes to the Board of Directors, term to end November 2024. [M-Jordan; S-Hayman; All in Favor]

B. Election of Officers

A motion was made, seconded, and approved to elect the following Officer positions as follows:

- Rick Jordan – President
- Vice President/ CFO – Richard Campbell
- Secretary – Rosalie Hayman
- Director-at-Large – Bob Ternes

[M-Hayman; S-Jordan; All in Favor]

C. 2022 Tax Returns and Year End Financial Statement

A motion was made, seconded, and approved to grant authority to the Board President and Board CFO to review and approve the 2022 Tax Returns and Year End Financial Statement for the year ending December 31, 2022 upon receipt, for mailing to all owners per Civil Code. [M-Hayman; S-Jordan; All in Favor]

V. Open Forum

Open forum consisted but not limited to the following topics:

- Gates
- Asphalt
- Landscaping

VII. Announcements & Adjournment

Board plans to meet again in Executive Session on May 2, 2023 and in Regular Session on May 3, 2023. The meeting was adjourned at 6:25 PM.

These minutes are unofficial until signed by the Board.

ATTEST:


Director

5/4/2023
Date

Respectfully Submitted by:
Jasmine Brinson, CCAM

•••



Whitney Oaks Open Session

April 5, 2023

Page 2 of 2

