

## **Olney Oaks Homeowners Association Board Meeting**

### **Minutes – April 10, 2008**

Present: Dennis Bourque, Jay Feinberg, Carolyn Knight, Dick Harris, Julia Pinto

- **Treasurer Report:** Jay updated the board on the current finances. The annual insurance bill was paid. If there are no unexpected expenses before the end of the fiscal year on June 30, the association will be under budget due mainly to lower than budgeted tree service expenses.
- The fiscal year 2007-8 dues have all been paid.
- A bid was obtained for sealing and patching the asphalt paths running from Morningwood to Danube and continuing to the PEPCO power lines. This was lower than other bids that were previously obtained. It was determined that repaving these two sections is not necessary.
- Next year's proposed budget was discussed. Jay proposed a budget that included a \$5 per year increase in dues to cover part of the cost of another fall leaf collection. The surplus from this year plus cuts in other budget items would cover the balance of funding needed for the leaf collection in 2008. The budget will need to be further discussed and approved at the next meeting.
- **Planned Construction in Olney:** Jay informed the Board, of a letter from Montgomery County, informing the association of a proposal to build a Sunrise Assisted Living Home at Prince Philip Drive and Rt 108 (between Prince Philip Drive and Old Baltimore Rd).
- **Entrance Sign:** Dennis reported that the Olney oaks entrance sign (Rt 108 and Headwaters that had pulled loose from its stone posts was fixed.
- **Grounds Maintenance:** Dennis will contact U.S. Lawns about crushing the jagged rocks along the path the path running from Sandcastle Lane to the footbridge. He will also remind them about their commitment to clean the drainpipe that runs under the path from Skymist to the dam. Dennis said that U.S. Lawns cleaned the debris from the dam last November but failed to notify us at the time. He reminded them that the proper procedure is to notify Jay after each dam cleanout is completed so we know that the contractual commitment to remove the debris three times per year has been fulfilled.
- The Bradford pear trees along Rt. 108 near the Headwaters entrance sign and the grass around them are the responsibility of Olney Oaks to maintain. U.S. Lawns just cleaned up this area and mulched the trees.
- Dennis is obtaining quotes for removing the overgrown shrubs along the asphalt path between route 108 and Morningwood. There are problems with kids hiding in or behind these bushes.
- **ATV Issue:** Dennis addressed the board's concerns about ATVs on Olney Oaks property and at the power lines area. He had discussed the issue with a police office patrolling that area. Since the fields under the power lines are not Olney Oaks property, the association cannot enforce or keep ATVs off that area.
- **Use of Common Areas:** Dennis also discussed with the board, his concerns with sports teams using the grass fields and any liability the association may have by

allowing the teams to use the fields. Dennis proposes to have the coaches of each time, sign a letter, releasing the HOA of any liability. Dennis/Jay to discuss with the HOA attorney.

- **Neighborhood Appearance:** Carolyn Knight raised concerns about newspaper deliveries in the area, wherein, free papers are being haphazardly thrown about and often left in the street. She suggested that the phone numbers for the various newspapers (e.g. Gazette and Examiner) be added to the HOA website, so that homeowners can call to cancel delivery of any unwanted papers. She also suggested that homeowners should clean up newspapers and other debris along the curbs in front of their homes.