

OCHL - 12 HOMEOWNERS ASSOCIATION

BOARD OF DIRECTORS & OFFICERS MEETING MINUTES

Officers and Board Members: Dani Folsom, President; Joe Rystrom, Vice President; MaryLynn Birney, Treasurer; Ahmed ASH Hussain, Secretary; Carol Tento, Member-At-Large.

Wednesday, January 3, 2024

Board Members in Attendance: MaryLynn Birney, Dani Folsom, Ahmed ASH Hussain, Joe Rystrom, Carol Tento.

Others in Attendance: Sonu Lamba, Mark Powers, Michael McMillan

Meeting called to order at 6:45 PM by President Folsom

Approval of Minutes: Board Minutes for December 6, 2023 are APPROVED.

OLD BUSINESS:

NTR

NEW BUSINESS:

1. The Architectural Control Committee has submitted a proposal to retain Alderwood Property Management to perform quarterly covenant enforcement review of the member properties due to an increased amount of member indifference and not following the CC&Rs. This will focus on, but not limited to, improperly stored bins (recycle, trash, green); yard maintenance (weeds/leaves in beds, beds not adequately defined, grass/weeds in sidewalk joints, overgrown landscaping, dead/dying lawns, shrubbery, trees); holiday lights and other seasonal decorations not timely removed after a holiday; debris/junk/garbage in yard, driveway. The Board approves of this ACC initiative to improve the neighborhood esthetic and to proceed with a 1-year agreement with Alderwood Property Management, at \$600/quarter, \$2,400/year.

COMMITTEE REPORTS

Architectural Control Committee (ACC) Report

See January 2024 ACC minutes

Treasure's Report

- Financial statements were provided to the Board members.

Meeting adjourned at 7:10 PM by President Folsom