

OXFORD/CAMBRIDGE HOA BOARD MINUTES

Monday March 7, 2021, 6:30pm

Minutes

Quorum

In Person Meeting- Jeremy, Pam, Megan, Rob

New Items

Community meeting with Ed Driggs to discuss Relief ES, apartments, and traffic concerns- waiting to hear back

Summer Camp with Mr. C approval discussion.-Rob will email to approve

Follow up Items

***Rental Property CC&R potential modification- 25% of homes are rentals, need 67% of homeowners to sign off to make amendment. 272 homes needed to pass amendment- esign/mail and the door to door for the rest

-Will need town hall with Q&A to discuss rental property amendment to CC&Rs

-Will also need to grandfather in current owners/landlords, but CC&R written to cap at 10% so no additional rentals can be done.

Tasks: CC&R Word document- Rob to compare PDF v. Word version- there are blacked out areas on the pdf form- **FINISHED**

-Special committee to meet weekly for several weeks to discuss:

Committee members: Rob, Megan, Pete, Kristen, Pam- **Meeting Wed. 3/9/22 @ 8pm**

- What are we looking for?
- What restrictions do we want?
- What can/will the board control?
- What exceptions will we make?

Mini Library- **Box has arrived**- decide today where it should be put so David can distribute flyers- I can get them laminated. Need to get it placed and an eblast soon. Light pole on left side of driveway- secure to pole for security

Ongoing Items

Projects-

Bridges-

Better side- 6 ft on basketball side, leave tree stumps there for support- really only needs rails, decking is okay

Bad side- keep it where it is and have an arch bridge. 2/17- Pam met Southern Restoration- Needs an engineer to look at it to quote. For cambers-\$40K and up. \$28k-35K for piers under bridge.

No discussion of what to do with the banks and if they will need to be rebuilt along with doing the bridges.

Clubhouse Wood Rot-

Paramount quote:

Doors- \$13,975; Wood Rot \$6,565

Southern Restoration- Doors, wood rot, painting- \$28,000

Key fob/security system-

Current key fobs with new system installed

Alerts can be added to an email (board email)

Cameras added. Have alerts been set up?

Basketball Court-

Quotes: See spread sheet- **On hold until bridges and clubhouse repairs done**

Contractor	Scope/Options	Price
Chip Hammonds	1. Remove Asphalt and Replace with Concrete + lines (no goals)	\$22,150.00
	2. Remove Asphalt and Replace with Concrete + lines + goals	\$37,150.00
	<i>New Basketball goals price</i>	<i>\$15,000.00</i>
CMC Property Innovations	Repair and Resurface with Acrylic coating + lines (no goals)	\$13,724.52
Court One	1. Reconstruction- Remove and Replace with Asphalt(no new goals)	\$32,143.00
	2. Repair and Resurface with Acrylic (no new goals)	\$21,736.00
	3. Repair and Resurface with Acrylic + new goals	\$29,920.00
	<i>New Basketball goals price</i>	<i>\$8,184.00</i>
Eddie Smith and Sons Paving	1. Remove Asphalt and Replace with Asphalt (no lines)	\$19,500.00
	2. Overlay with Asphalt (no lines)	\$13,500.00
Ram Pavement	Excavate Asphalt, Haul of Debris, Install New Concrete (no lines)	\$20,301.00
	Sidewalk repair allowance	\$5,000.00
	Total	\$25,301.00
Sport Court	Remove and Replace with Concrete + goals + lines	\$27,345.00
	Add-ons:	
	1. Suspended Surface + 15yr warranty (2 colors)	\$15,435.00
	2. Metal security edge	\$3,300.00
	3. Acrylic court surface	\$7,500.00
Turner Asphalt	Remove Asphalt and Replace with Concrete (no painting, no goals)	\$45,018.00

Monument Sign Repairs-

Campbell Hall Ct.

Commons Crossings Dr.

Whizzy Doodle quote:

Oxford & Cambridge Entrance signs: \$3432

Clubhouse/Playground/Handicap/Stop signs: \$1173

Decorative poles: \$700

Fast Signs:

Oxford & Cambridge Entrance Monument Signs: \$13,000

Clubhouse/Playground/Handicap/Stop signs: \$400 – Go ahead and order

Jeremy to look at to see if they can be refinished

Clubhouse Electrical work-

2/17-Pam met with electricians- remove splice from wall, resplice in ceiling- to get up to code

Walker Electric \$1340

GSAR \$1200

Go ahead and schedule

Power washing-

Set up power washing for pool deck, playground, and see if signs are able to be washed.

Have billing done separate.

Waiting on Brightview to get a quote for mulch for playground.

Financials

Balance transfer to reserves or wait d/t scheduling projects- No transfer yet

Executive Meeting

Closed to the public

Adjourn

Next Meeting

Monday, April 4, 6:30pm

Southampton Clubhouse