



BOARD OF DIRECTORS

OPEN SESSION

AGENDA

March 18, 2023

10:00 am, Saturday

IN PERSON

2727 Turkey Cove Road

Bradley, CA 93426

Join Zoom Meeting

<https://us06web.zoom.us/j/81072492750>

1. CALL TO ORDER

2. ROLL CALL

3. PLEDGE OF ALLEGIANCE

4. SUMMARY OF EXECUTIVE SESSION

Executive Sessions may include Litigation, Member discipline, matters relating to contracts with third parties, personnel matters, to meet with Counsel, and to determine to proceed with a foreclosure.

5. MEETING MINUTES APPROVAL

Approval of the February 18, 2023 Open Session Minutes

6. ACKNOWLEDGMENT OF RECEIPT OF FINANCIALS

The Board must acknowledge receipt of the monthly financials

7. COMMITTEE REPORTS

- Recreation
- ARC
- Finance
- Newsletter
- Pickleball
- Private Marina
- NRWAC
- Oak Shores 2
- Sewer Committee

8. NEW BUSINESS

a) CAL-TEC COMPUTERS CONTRACT & COMPUTER UPGRADE APPROVAL

The Office and Code Enforcement computers and laptop purchases are due for purchase and replacement this year, and have been budgeted in Reserves. Cal-Tec Computers, the Associations tech support company will set up all these computers to mimic the Office computers and will load them with all of the

software etc. The bid for this includes a 3-year warranty on all the laptops. The total estimate is \$10,556.19 which will be paid out of Reserves.

b) SKIDSTEER RENTAL APPROVAL

We have budgeted in Reserves to purchase a skid steer this year. Management and Finance is requesting that the Board approve the rental of a skid steer for Maintenance to try out, and to help clean up the debris and storm damage areas. This will give us time to put together the bids from numerous companies for the actual purchase for approval. The monthly rental for the skid steer from Coastal Tractor is \$2500 per month. The monthly rental from Quinn, Herc and Rental Depot is 3 times as much (Coastal Tractor is reducing the cost to try to obtain our business). Additionally, if we choose to purchase one from Coastal Tractor, they will apply all of the rental costs towards the purchase of a skid steer.

9. OLD BUSINESS

a) WALKING TRAIL POLICY APPROVAL

The Ad Hoc Committee has drafted a Walking Trail Policy for approval by the Board.

b) GATE PHONE ACTIVATION POLICY REVISION

The policy has always been that Owners must have a landline at their home in Oak Shores to be allowed to have the Gate Phone System activated to allow guests into their homes from their landline. As technology has progressed, MANY people do not have landlines at their homes and just use their cell phones. Management is suggesting that the Board allow Owners to activate their cell phone #s to the Gate Phone so that they can let people into the gate from that. This item was on the last agenda and the vote failed 3/3.

c) EMERGENCY SERVICES COMMITTEE UPDATE

d) MASTER PLANNING AD HOC COMMITTEE UPDATE

The Committee will provide an update on their progress and upcoming plans

10. OPEN FORUM/MEMBER COMMENTS

Members can submit a comment request to speak at the meeting, and will be given a maximum of 3 minutes to address their issues-concerns-or suggestions.

11. MAINTENANCE REPORT

12. MANAGEMENT REPORT

13. ADJOURNMENT-