Oak Hill at Spring Ridge HOA 2023 Action List Major Projects

	Description	Status/Comments	Completed
		Status/Comments Diane obtained proposals from Certa Pro and PR Painting. The Board approved the	Completed
1	Obtain proposal to repair and	, ,	29-Jul
_	paint metal fences	proposal from PR Painting. PR painting will begin the work on July 25th. 9/1 - Bob met with Mike w/Strauser to install trees on the west side of courts. Strauser sent	
		3 bids on 11/4. 11/22 Strauser sent a sketch of left side of tennis court. Diane forwarded to	
		Board to review. The Board approved their proposal for \$6,174.06. The signed proposal	
		was sent to strauser and deposit made. The plants were installed in May and they are being	
2	Tennis Court - Landscaping	watered on a timer.	May-23
	Terrins Court - Lanuscaping	watered on a timer.	IVIdy-25
		2/15 Diana contacted Kincon about a Bosonya Study Undata proposal. Kincon cont a	
		2/15 - Diane contacted Kipcon about a Reserve Study Update proposal. Kipcon sent a	
		proposal which will be reviewed at the March meeting. The BOD approved their proposal.	
		The signed proposal was sent to Kipcon. They sent a list of questions to be answered. Bob	
_	Dagarra Christia I Indaha	met with Brandon at Kipcon on May 22, 2023. Kipcon will finanilze their report once they	
3	Reserve Study Update	have more detail on the storm water management study.	
١.	2022 Concrete Walk warranty	Chimcrete to make repairs in spring 2023. A list of cracked concrete coating was sent to	
4	work	Theo. He was schedule to complete the repair work in June.	23-Jun
		Diane obtained a proposal from Horst Signs. The Board approved the proposal. 2/15 -The	
5	Sign Posts - Rotten Post Caps	signed proposal was sent to Horst.	May-23
		An august reported a problem with the new confers in the south want course.	
		An owner reported a problem with the new surface in the south west corner. Diane	
		reported the problem to Schlouch who resurfaced the court in the spring of 2022. The	
		court is under warranty and will do an inspection in the spring of 2023. 4/3 Diane sent a	
		follow up to John Reinhart w/Schlouch. They visited the site in May and the surface issue	
		on the lower left hand sdie of the court to have improved, as it seems to be correcting its	
		self. If they recoat that areas, it would be much more noticable then the current condition	
	Tanada Canada Confa	due to fading. The surface has no delamination and seems perfectly fine, except for the dark	
	Tennis Court Surface -	marks which are subsiding. The center strap and net handle are missing. John from	
6	Warranty work	Schlouch is working to replace these items.	May-23
7	214/216 Drainage		
		Bob contacted two companies (Entech & Spotts, Stevens & McCoy). Diane contacted	
		Kipcon and received a proposal for surface drainage, which was sent to the BOD on	
		11/23/22. The Board approved the proposal from Kipcon to inspect and provide a report.	
		Afterwards Bob received a proposal from Entech which included the entire community. The	
		cost for Entech was much more than Kipcon. The Board voted to terminate the contract	
		with Kipcon and approve the proposal from Entech. Task 1 was completed on June 7th.	
	Storm water management -	They expect to have plans by the end of June 2023. Task 2 will be completed during or after	
8	Potential sink holes	a rain storm.	
		1/27/23 An email blast was sent to all owners. A reminder was sent with the March	
9	2023 Dryer Vent Cleaning	newsletter. The dealine is 12/31/23.	
		The BOD approved a proposal in Oct 2022 for \$3,537.22 for full aeration and partial over	
		seeding to be done in the fall of 2022. The work was not done due to dry conditions.	
		Strauser will spot aerated on May 31st and overseed at no charge. Table aeration and	
10	2023 Aeration & Over seeding	seeding for the fall of 2023.	
		The BOD approved changing the Capital Contribution amount to 6 months of HOA fees.	
		Diane drafted an updated resolution to be reviewed. Bill provided an updated	
11	Captial Contribution Update	Resale/Transfer Fee Resolution, which was approved effective 7/1/23.	23-Jun
		Diane completed the spring inspection on May 11th. Letters were mailed to all owners on	
12	2023 Unit Maint Inspection	May 22nd. They have until July 31st to complete the work.	
	2023 Concrete Sidewalk	Diane obtained bids for sidewalk replacement. The Board approved the proposal from Chis	
13	Replacement	Boylan. The work is scheduled for early fall.	
-			
-			
I	1		

Oak Hill at Spring Ridge HOA 2023 Action List Major Projects

<u>Description</u>	Status/Comments	Completed