

Oak Meadows Service Company OMSCO
Minutes
April 14, 2011

Present: Les Schaub, Jeff Houpt, Chris Brown, Randy Walther, Chris Lehrman

Others: Donna Yost, Bookkeeper/Assistant

The meeting was called to order by Jeff Houpt at 6:03 p.m.

APPROVAL OF THE MINUTES OF March 10, 2011

Les Schaub moved to approve the minutes of March 10, 2011. Chris Lehrman seconded the motion. The motion was approved unanimously.

REVIEW OF MARCH FINANCIALS, APPROVAL OF ACCOUNTS PAYABLE AND REVIEW OF PAST DUE ACCOUNTS.

Chris Lehrman moved to approve the accounts payable for \$13,546.22. Randy Walther seconded the motion. The motion was approved unanimously.

OPERATORS REPORT.

Everything looks good for this month.

METERS.

Randy Walther will be getting together with George Blocker to take over this job.

FOUR MILE WELL DILIGENCE.

The decree has been entered. 35 out of 50/gallons per minute has been made absolute.

INFRASTRUCTURE NEEDS/FUNDING

A plan was agreed upon for moving forward with the Infrastructure Upgrades that have been identified. Phase I would be replacement of the two 25,000 Tanks and the first priority.

1. Survey – Could be completed next week.
2. Public Notice of Capital Improvement Fee
3. Conceptual Layouts and renderings of what it will look like
4. Go to the HOA to present and obtain approvals
5. Adopt Capital Improvement Fee
6. Engineering

Les Schaub moved to obtain two bids on surveying, with a limit of \$1,500, and have Chris Lehrman proceed as soon as possible with having this survey completed. Randy Walther seconded the motion. The motion was approved unanimously.

The Board is considering a \$20.00/Month capital improvement assessment. The final determination on this should be done no later than the June 2011 Meeting.

DISCHARGE PERMIT.

This has been submitted by Chris Lehrman and is complete.

MAPPING.

This needs to include Scott Leslie and possibly John Fuller.

Chris Lehrman gave information on creating a GIS map with GPS located assets. The cost would be \$2000 - \$3000. The result would be 11x17 binders of maps that are GPS capable. There is also a possibility of gathering a volunteer effort to work on this.

INSURANCE CLAIM FOR FEBRUARY WATER BREAK.

Nothing new to report at this meeting.

OTHER BUSINESS.

“Wish List” that was created over a year ago will be brought to the next meeting to review.

ADJOURNMENT.

Chris Lehrman moved to adjourn the meeting @ 7:45pm. Chris Brown seconded the motion and it was approved unanimously.

Imporant Note: The 2011 Consumer Confidence Report is now available for your viewing. Please go to our website www.oak-meadows.us/OMSCO and you will find a link.