

**OASIS VILLA RESORT HOME OWNERS' ASSOCIATION
SPECIAL BOARD MEETING MINUTES**

Friday, September 12, 2025
10:00 AM PT

Location: Virtual Meeting (Zoom)

Directors: Shannon Krutz, Debi Baraquio, Lauris Bateman, Terry Durst,
Rick Fiedler

Management in attendance: Duane Rohrbaugh, Maria Banning

Owners in Attendance: Owners as evidenced by roll call

Called to Order:

Shannon Krutz, President, called the meeting to order at 10:00 am PT. A quorum was established with all five Board members in attendance.

Amend Agenda

A motion was made and seconded to approve adding an agenda item concerning landscaping L. Bateman (motion), D. Baraquio (second), motion passed unanimously.

New Business

Approval of landscaping contract

A motion was made and seconded approving a contract with Pro-Landscape for an amount of \$404,610 which provides for 3 workers for 6 months and 4 workers for high season 6 months.

D. Baraquio (motion), R. Fiedler (second), T. Durst abstained, motion passed.

Thirty-day notice will be given to PWLC with an offer for immediate termination.

Landscaping

A motion was made and seconded approving the hiring of an outside contractor to complete mowing, as needed, prior to the Pro-Landscaping contract taking effect and with the amount such mowing to be deducted from WPLCs' September invoice.

L. Bateman (motion), D. Baraquio (second), motion passed unanimously.

Approval of Association documents

A motion was made and seconded tabling the approval of the Association CCRs and Bylaws until such time as our current attorney reviews

L. Bateman (motion), R. Fiedler (second). D. Baraquio call disconnected, motion passed.

Approval of TIE Proposal

A motion was made and seconded to table the proposal from TIE to act as inspector of ballot counting for owner approval of Association CCR's and Bylaws.

R. Fiedler (motion), L. Bateman (second), D. Baraquio call disconnected, motion passed.

Open Forum

No topics were brought forward

Adjournment

The meeting was adjourned at 10:24 AM PT.

I hereby certify that that the foregoing is a true and correct copy of the minutes of the Village at Oasis Homeowners Association Board held on Friday, September 12, 2025


Lauris Bateman, Secretary-Treasurer

11/4/2025
Date