

Oak Bridge Board of Director's Role:

The Oak Bridge Board of Directors work as a cohesive unit with all member having an equal say and vote. Along with the Management Company, a Board member insures or participates in the following:

- Enforce all documents, policies, rules and regulations
- Establish sound fiscal policies and maintain accurate records
- Develop a workable budget, keeping in mind the needs, requirements and expectations of the community
- Establish reserve funds
- Act on budget items and determine assessment rates
- Collect assessments and fines
- Establish, publicize, and enforce rules and penalties
- Authorize legal action against owners who do not comply with the rules
- Review local laws before passing rules or sending bylaws to membership for approval
- Appoint committees and delegate authority to them
- Request and approve all quotes for on-going and ad-hoc maintenance items
- Select an attorney, an auditor, insurance agent and other professionals for the association
- Provide adequate insurance coverage, as required by the bylaws and local governmental agencies
- Inform board members of all business items affecting the Association
- Inform owners and residents of important board decisions and transactions
- See that the Association is protected for the acts of all parties with fiscal responsibilities
- Attend and participate at meetings
- Communicate electronically and reply in a timely manner as requested using personal computer
- Be available to close the Club House and Pool area in the evening on a regular, weekly basis