

**Fenwick Annual HOA Board Meeting Minutes
for November 1, 2012
West Field Elementary School Cafeteria
17601 N Pennsylvania Avenue**

Call to order by President, Bill Trimble at 7:03 p.m.

Introduction of Board Members: Bill Trimble, June Aduddell, Jeff Hutson, Zahid Cheema, Jeff Andeel, John Carney, Jen Sokolosky, and Emilie Golden
As well as: Carl and Debi Franklin, CCMS

Quorum Count230 (169 by proxy and 61 in person)CCMS

PRESIDENT’S REPORT..... Bill Trimble, President

2012 YEAR IN REVIEW

- Pond Project
- May 12th community work day and lunch
- Pool deck power washed and re-caulked joints
- 20 pool chairs replaced
- May 29th storm—brick wall repaired & clubhouse re-roofed after pool closed
- June—new ornamental lights on 169th & part of Fenwick Blvd.
- Major irrigation damage & location of previously lost irrigation
- Playground mulch
- Concreted in bicycle rack area
- Metal grate over flume for wetlands access
- Developed new website & community business directory
- Implemented Community Preservation Committee (CPC)

A LOOK AT WHAT’S AHEAD

- Restock fish in pond
- Replacement of trees
- Fountains back in east pond
- Aerate/fountain in west pond
- Ramps over drain flumes for access to maintain wetlands
- Tree trimming
- Grass recovery in park
- Shade grass near bike rack
- Irrigation repairs
- Lights at entrances (monitor/repair)
- Outdoor faucet repair at clubhouse
- Loose handrails & pool light
- Replace rusted vents in clubhouse
- Paint & possibly re-carpet the clubhouse
- Possibly more ornamental street lights if approved by majority vote
- Sleigh rides
- Easter eggs hunt in mid-march 2013
- Work day & spring festival in mid-May 2013
- Pool opens Saturday, May25, 2013

Introduction of Board Nominees (3 Seats open for 2013 – 2015 term)

- Over view of Board members’ responsibilities
- Candidates: Jim McGoodwin, Jeff Andeel, Emilie Golden
- Nominees from the floor—Mark Russell
- Nine (9) blank proxies came in and Jim made the motion not to use those nine (9) and Bill requested they keep two (2) of the nine (9) because they had annotated the way they specifically wanted to vote. Seven proxies approved to be revoked by the Board and two (2) were turned in for count. Emilie seconded; **approved**

Presentation of Discretionary Item--Ornamental Street LightsJeff Andeel
 All HOA’s were mailed description, location and approximate cost of these street lights prior to the meeting. Questions from the floor were asked and answered by Board members. Voting ballots were issued and votes counted. (157 yes votes, 69 no votes for the lights.)

Fenwick 2013 Revision of Rules

- Specific Guidelines Paragraph C17-- Fire Arms: Discharge of any fire arm including air rifles and pistols such as pellet or BB guns, is strictly prohibited and is a violation of City ordinances. Violations should be reported to the Oklahoma City police. The Fenwick HOA Board of Directors is under no obligation to prevent or stop such activity.
- Paragraph C18h—Parking of vehicles: Clubhouse Parking—no vehicle shall be parked in the Fenwick Clubhouse parking lot overnight. Parking in the Fenwick Clubhouse parking lot during the day is limited to Fenwick homeowners and their guests using the Clubhouse, park, or pool. Vehicles left overnight may be towed at the owner’s expense.
- Paragraph 7—Trash containers: The appearance of rubbish/trash containers, the accumulation of rubbish/trash, or garbage is prohibited and trash container must be placed in an area out of sight for storage. If a lot has no fence, then trash containers must be place at least 3 feet behind the front face of the building farthest from the street. However, trash and trash bins may be set at the curb at regular trash pick-up times in approved container. Trash and trash bins may not be put out for pick-up before 7 p.m. the evening before pick-up and must be returned to their storage location by 8 p.m. the evening of the pick-up. Placing trash out for pick-up for a longer period of time is subject to a fine by the City of Oklahoma City and the Fenwick Homeowner’s Association.
- Paragraph 11—Advertising: No sign of any kind advertising the sale of any goods or service(s) shall be displayed anywhere on any lot. Real estate signs advertising the sale of a home and signs stating that a home is for lease that are no larger than 18 inches by 24 inches are permitted during the sales period or until the home is leased, respectively. Construction or maintenance of any billboard or structure is prohibited.
- Design guidelines—Roof specification: When replacing or repairing roofs, all residence shall incorporate or maintain an 8 ½ minimum roof pitch for front view and use, as a minimum 30 year composition shingles, including for and additions and connected parts of the residence (e.g., covered patios). Due to numerous variations in shingles and manufacturing styles and type, any change in style from the original shingles or any color other than a ‘weathered wood’ color requires pre-approval from the Fenwick Homeowners’ Association Architectural Committee before any construction can begin.

2013 Budget Presentation.....Jeff Hutson
 The annual statement was presented, reviewed, and questions answered. 2013 dues for administrative, operations, and reserve costs will be \$366 and are due Feb 15th. Statements will be sent.

2013 Budget Detail Presentation.....Carl Franklin, CCMS

- The projected budget was presented and questions answered

VOTING RESULTS.....CCMS

- Board candidates—Jeff Andeel, Jim McGoodwin, and Mark Russell are our new Board members
- Ornamental street lights approved—157 yes, 69 no. **Approved.** \$126 to all lots for one year will be due May 1, 2013. **Making the total dues assessment for 2013 \$492.** Homeowner's will be mailed a notice of this assessment.

Questions & Answers (Open Forum)All

- Lights at the intersection of Fenwick Blvd & 164th—this is an OKC issue. You must get the signature of residents within a 300 ft. radius of this intersection and complete OKC's paper work. The Board welcomed any homeowner to accept this project.
- Community Preservation Committee (CPC) covers all of Fenwick not based on per complaint

Adjournment: John made a motion to adjourn, Jen seconded, approved 9:00 p.m.