

**Fenwick Homeowners Association
Board of Directors Monthly Meeting Minutes**

Date: July 21, 2025

Location: Fenwick Clubhouse

Directors Present: Lisa Sutliff, Shawna Aldridge, Alex Bales, Phillip Nokes, Patrick Fowler,
Duane Jones

Directors Absent: Russell Quesenberry, Divya Bhatt, Mamunur Rahman

Guests: None

President Sutliff called the meeting to order at 7:02 p.m.

Open Forum for Resident Comments – None

Approval of Minutes

- a. Nokes made a motion, seconded by Jones to approve the board meeting minutes of June 16, 2025. Motion passed.

Old Business – None

New Business

- a. Consider clubhouse replacements:
Sutliff reported the clubhouse interior was last painted in 2015. The board reviewed the condition and discussed replacing one or more windows and the kitchen countertop. Fowler and the maintenance committee will request a few quotes.

Reports

- a. Treasurer – Shawna Aldridge
 - As of June 30: Current assets \$184,329, Reserve Funds \$317,248, Total Assets \$501,577.
 - Aldridge made a motion to: (a) clear unpaid debt of \$66.80 on a homeowner account that already sold the property, and (b) waive single-month interest on three accounts to clear them. Nokes seconded the motion. The motion passed.
- b. Maintenance Committee
 - The board reviewed a \$300 bid to remove some fallen tree limbs near 16604 Covington Manor.
 - Bales painted the metal railing on the trail to the pavilion.
 - The committee will meet around the first week of August to plan the maintenance budget for 2026.
 - Fowler discussed seeding fescue under the trees next to the Clubhouse parking lot where the grass has not filled in. The board may consider at a future meeting.
 - Bales will report some tree limbs near power lines to OG+E in case the utility company will cut them down so the HOA does not have to.
- c. Social Committee – No report
- d. Community Preservation Committee – Lisa Sutliff
 - Since the June report, 97 letters have been sent – 56 landscaping, 21 rubbish and debris (trash cans), 9 signs, 6 vehicle parking, 2 unsightly, 2 fencing, 1 sports equipment.

- e. Architectural Committee – Lisa Sutliff
 - Applications approved – 2 roofing shingles, 1 fencing, 1 gate, 1 rain gutters
- f. Swimming Pool – Shawna Aldridge
 - Aldridge reported pool season has been running smoothly.
- g. Nominating Committee – Duane Jones
 - Replacement needed for Treasurer and Pool Chair as Aldridge’s term ends this year.
- h. Rules Committee – Divya Bhatt
 - No report
- i. Communication – Lisa Sutliff
 - Sutliff reported Paypal is not currently available on the website for payment of pool keycard fees and clubhouse rental fees.

Other Business – None

With no further business, Sutliff asked for a motion to adjourn. Nokes made a motion to adjourn, seconded by Jones, to adjourn the meeting. Motion passed. Sutliff adjourned the meeting at 7:56 p.m.