



## **Meeting Minutes for Oakwood East Homeowners Association Board HOA Community Park Building**

**Meeting called to order June 3, 2024, 7:00 p.m. by HOA President Brandon Pitts**

**Directors in attendance: Brandon Pitts, Glynn Walker, Carolyn Wooten, Steven Hartsell, Clifford Dean, Callie Nelson and Leslie Sweazea**

**A special meeting was called for per the bylaws, Article 7, Paragraph 2, to discuss the budget and other business. The regularly scheduled meeting for June was canceled due to conflict with Midwest City's Association Celebration.**

**Treasurer's report indicated the HOA had not received the 2024 dues from 49 residents. Based on some feedback and evidence of misrouted mail, the board agreed to send a final letter to those residents before filing the 2024 liens. The board also unanimously voted to pay National Bureau of Collections (NBC) their fees on properties previously sold, where the closing company's checks were paid to Oakwood East HOA instead of NBC. These fees are due to NBC and it will help clear outdated entries. It was also agreed the HOA will file liens for properties that did not pay their dues during the pandemic and haven't brought them current. Liens will be filed and the accounts turned over to collections. There are three properties closing in the neighborhood. One is a leasing company and the other two are unknown if the buyers are individuals or businesses.**

**The Neighborhood Compliance Committee reported the City has found one additional non-conformity, on the building at the park. The vendor is scheduled and should have the task completed by June 14th. Once completed, we will notify the city for final approval.**

**OG&E's contractors have uprighted 7 of the 8 new light posts in the park. The wiring has been marked, but was postponed due to the recent rains. Please continue to use caution around the construction sites. The committee is also working on finding a barrier source to put at the end of Lorene that will keep vehicles from driving on the greenbelt area. This is a run-off area and we have to exercise caution not to deflect the rain waters.**

**A motion was passed to move forward with attorney involvement on properties that will not comply with covenants after owners have had at least two written notifications. The attorney fees will be part of our suit against the violators.**

**The HOA has paid to have the tree struck by lightning near the Lakeside entrance removed. We are also taking bids to have a couple of dead trees removed around the common area and at the Oakwood East entrance.**

**With all of the recent roof damage, Weatherwood shingles are still the color listed in the bylaws.**

**The outbound camera pole at the Sheffield entrance was secured by Flock. There were no costs to the HOA incurred with this repair. The board had further discussion on how we assisted the police on open investigations that occur in our neighborhood using the camera system and what our roles should be.**

**As a reminder to our residents, illegal solicitation is a major concern. An approved solicitor(s) will have a 8 ½" x 11" color-coded permit with the individual's and company's name on the permit. It will also contain the City's Seal and Clerk's signature. The approved salesperson should also provide their ID for verification. If anyone can not provide proof, please call 9-1-1 immediately.**

**Summer is upon us. If you see anything that looks suspicious, please contact the police before posting on social media or calling a director. The same dispatchers answer the 9-1-1 calls and the non-emergency number.**

**Next HOA meeting will be on Thursday, July 11, 2024 at the Charles Johnson Building beginning at 6:30 p.m. It's a great place to learn what is happening in our community and neighborhood. There being no further business, the meeting was adjourned at 8:39 p.m.**