

Northwood Lake Estates Homeowners Association
January 12, 2021
George Fina Municipal Building,
314 Edmond Road, Piedmont, OK 73078

AGENDA

- I. Welcome and Quorum Determined
- II. Consent Docket (Minutes and Financials)
- III. Reports
 - A. Architecture and Construction
 - B. Treasurer
 - C. Roads
 - D. Lake and Dam
- IV. Old Business
 - A. Security
 - B. Cameras
 - C. Spillway Repairs/Inspection
 - D. Dam Repairs/Inspection
 - E. Spillway/Road Acquisition
 - F. Tree Trimming – Oakhill
 - G. Violation Letter(s) – Day Care
 - H. ATVs
 - I. Gate(s)
 - J. Signage – Dock/Entrances/Street/ATVs
 - K. Flooding at Lakeshore and Cyndelyn
 - L. Storage Unit/Document Scanning
 - M. Special Projects
- V. New Business
 - A. Email Votes
 - B. Check Signing Process
- VI. Executive Session
- VII. Adjourn

MEETING MINUTES

I. Welcome and Quorum Determined

Kyle Taylor called the meeting to order at 7:09 pm. A quorum was determined.

II. Consent Docket (Minutes and Financials)

Reading of the minutes was waived. Jeff made a motion to accept the consent docket and was seconded by Chris. There were no objections, and the motion was approved.

III. Reports

- A. Architecture and Construction
 - a. The council reviewed a fence submission for 14500 Chapel. The fence will be stockade style, 6-feet tall.
- B. Treasurer
 - a. Checking \$128,107
 - b. Roads Budget \$122,457
 - c. Savings \$18,411
 - d. Petty Cash \$197
 - e. Grand Total \$269, 173
- C. Roads
 - a. Oakhill continues to deteriorate. Josh made a motion for up to \$10,000 for materials for road repairs. Titian seconded the motion. The motion passed.
- D. Lake and Dam
 - a. The council discussed construction plans for controlling seepage. We will work to get the plans out for bid.
 - b. The OWRB inspection for 2020 was discussed.
 - i. We need to put rope cable on the dam all the way across north & south side.

IV. Old Business

- A. Security
 - a. Titian made a motion for 16 hours for the next 3 months. Jeff seconded the motion and it was approved. Next vote will be at the April meeting.
- B. Cameras
 - a. Dock camera quit working. Kyle is addressing.
- C. Spillway Repairs/Inspection
 - a. See above.
- D. Dam Repairs/Inspection
 - a. See above.
- E. Spillway/Road Acquisition
 - a. The council discussed requirements for bringing the land purchase and separation to close. Titian made a motion for up to \$2,500 for attorney's fees. Josh will be approaching Crafton Tull for service.
- F. Tree Trimming – Oakhill
 - a. The council discussed the need for tree trimming services from Cyndelyn west on Oak Hill where we had power line issues. John made a motion to approve up to \$2,500 for services. Titian seconded and it was approved.
- G. Violation Letter(s) – Day Care

- a. The council discussed a resident complaint about an in-home daycare and the need for a violation letter. The homeowner plans to keep 6-7 kids in a home daycare business.
- H. ATVs
 - a. No issues discussed
- I. Gate(s)
 - a. No issues discussed
- J. Signage – Dock/Entrances/Street/ATVs
 - a. Still have some signage needs that require follow up. Titan has handed off the sign management to Johnnie.
- K. Flooding at Lakeshore and Cyndelyn
 - a. Will address later when we can see flooding issues in progress.
- L. Storage Unit/Document Scanning
 - a. This item is tabled. We need to determine what is trash so we're not wasting time scanning unnecessary documents.
- M. Special Projects
 - a. No discussion
- N. Boat Decals
 - a. Johnnie made a motion for up to \$200 for boat decals. Josh seconded and it was approved.

V. New Business

- A. Email Votes
 - i. None to discuss
- B. Check Signing Process
 - i. The check signing process was discussed/clarified. The individuals who will be on the signature card for the accounts are Johnnie, Stacey, Elaine, Kyle and Jeff.
- C. The HOA needs to issue a \$20,000 check to C&B Equities LLC for the road purchase near the spillway. Johnnie made a motion to issue the payment. Josh seconded and it was approved.

VI. Executive Session

No executive session.

VII. Adjourn

Josh made a motion to adjourn. Johnnie seconded the motion. The meeting was adjourned at 8:26 PM.