

Northwood Lake Estates Homeowners Association
February 8, 2022
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. Road Repairs
 - D. Spillway Repairs/Inspection
 - E. Dam Repairs/Inspection
 - F. Tree Trimming
 - G. Violation Letter(s)
 - H. Gate(s)
 - I. Signage – Dock/Entrances/Street
 - J. Flooding at Lakeshore and Cyndelyn
 - K. Document Scanning
 - L. Special Projects
- V. New Business
 - A. Email Votes
 - B. Monthly Expenses Approval
 - C. Gravel Request
- VI. Executive Session
Not Published
- VII. Adjourn

Board: Josh Layman, Kyle Taylor, John Tate, Elaine Hayes, Susan Kimery, Jason Thomas,
Todd Yerock

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MINUTES

I. Welcome and Quorum Determined

Jason Thomas called the meeting to order at 7:07 PM. A quorum was determined.

II. Consent Docket (Minutes and Financials)

Reading of the consent docket was waived. John made a motion to approve the consent docket. Elaine seconded. All in favor, none opposed. The motion was approved.

III. Reports

A. Architecture and Construction

1. 13201 Blair Dr – wants to add a mother in law suite – Currently has a shop – Will take the current shop down and build the suite and attach to the roof of the current house. – New addition will be 80% brick – All Approve
2. 13001 Kay St – Erosion Control Silt Fence – All Approve

A. Treasurer

1. Checking \$111,512.03
2. Road Reserve \$165,812.87
3. Savings \$28,426.72
4. Petty Cash \$133.00
5. Total Cash \$305,884.62

B. Roads

1. A&B Paving scheduled – was moved back because of weather – other concern is because the homeowner is doing some work that it will mess up the road again so it is on hold until Jason can get a completion date for the work being done by the home owner
2. Will work on potholes as soon as there is a nice day on the weekend.
3. Working on getting prices for the gravel and millings that were requested.
4. Working with Tim on the flooding issue at Lakeshore and Cyndelyn
5. Josh motions to approve up to \$2,000 for the millings request on Walnut. John seconds. All in favor, none opposed. The motion was approved.

C. Lake and Dam - None

IV. Old Business

- A. Security – Josh motions to approve 24 hours for security. Susan seconds. All in favor, none opposed. The motion was approved.
- B. Cameras – Kyle is erasing cameras – No one knew of any images that needed to be saved
- C. Road Repairs - None
- D. Spillway Repairs/Inspection - None
- E. Dam Repairs/Inspection - None
- F. Tree Trimming - None
- G. Violation Letter(s) - None
- H. Gate(s) - None
- I. Signage – Dock/Entrances/Street – Alma has a green sign, should be white for private roads – Will replace when we have other signs – Looking into wording to replace “rules” sign at the lake
- J. Flooding at Lakeshore and Cyndelyn – Discussed above

- K. Document Scanning – Stacy working on
- L. Special Projects – Boat decals done

V. New Business

- A. Email Votes - None
- B. Monthly Expenses Approval
 - 1. City of Piedmont (no bill) - \$30.00
 - 2. OWRB \$75.00
 - 3. OG&E \$105.44
 - 4. Chris Sonaggera \$700.00
 - 5. HOA Services \$89.60
 - 6. HOA Services \$550.00
 - 7. Thompson & Winton \$103.00
 - 8. Josh motions to approve all expenses. John seconds. All in favor, none opposed. The motion was approved.
- C. Gravel Request – Discussed with roads
- D. Turn of Key Fobs – Fob will be turned off if fees are over 90 days and \$90. Josh motions to approve suspending key fobs over 90 days and \$90. Susan seconds. All in favor, none opposed. The motion was approved.

VI. Executive Session – Josh motions to go into executive session. Jason seconds. All in favor, none opposed. The motion was approved.

Not Published

VII. Adjourn

Josh made a motion to adjourn. John seconded the motion. The meeting adjourned at 8:41 PM.