

Northwood Lake Estates Homeowners Association
December 13, 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) - Repairs
 - I. Signage – Dock/Entrances/Street
 - J. Flooding at Lakeshore and Cyndelyn
 - K. Document Scanning
 - L. Special Projects
- V. New Business
 - A. Email Votes
 - 1. Violation Letter
 - B. Monthly Expenses Approval
 - C. Gate Open Timing
- VI. Executive Session
- VII. Adjourn

Board: Susan Kimery, Kyle Taylor, Jason Thomas, Josh Layman, Elaine Hays,
John Tate

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MINUTES

I. Welcome and Quorum Determined

Kyle Taylor called the meeting to order at 7:05 PM. A quorum was determined.

II. Consent Docket (Minutes and Financials)

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

III. Reports

A. Architecture and Construction

1. Kevin Lance – 30X40 outbuilding – has 2 lots – Channel weld up – steel siding (black and white) – No tin horns, will exit driveway – No plumbing – All Approve, None Opposed – Outbuilding approved

B. Treasurer

1. Checking \$129,666.53
2. Road Reserve \$173,443.69
3. Savings \$28,440.77
4. Petty Cash \$181.00
5. Total Cash \$331,731.99

C. Roads – Roads have been patched – Crew will be filling pot holes during Christmas Break

D. Lake and Dam – None

IV. Old Business

A. Security – 32 hours for this month – Susan motions to approve 32 hours, Jason seconded. Motion approved.

B. Cameras – Kyle will reevaluate the new cellular cameras that provide a live feed

C. Road Repairs - Above

D. Spillway Repairs/Inspection - None

E. Dam Repairs/Inspection - None

F. Tree Trimming - None

G. Violation Letter(s) - None

H. Gate(s) Repairs - None

I. Signage – Dock/Entrances/Street - None

J. Flooding at Lakeshore and Cyndelyn - None

K. Document Scanning - None

L. Special Projects - None

V. New Business

A. Email Votes - None

B. Monthly Expenses Approval

1. OG&E \$109.56
2. OG&E \$32.28
3. Door King \$30.95
4. Chris Sonaggera \$1,680.00
5. HOA Services \$559.20
6. Winton Law \$196.00
7. Winton Law \$162.50
8. Winton Law \$106.25
9. A&B Paving \$165,000.00
10. City of Piedmont \$30.00 (no invoice attached, monthly rental)
11. Canadian County Treas \$6.00
12. HOA Services \$62.20 (recently realized this was not paid)
13. HOA Services \$104.91 (legal collections pd by Homeowner)
14. HOA Services \$125.00 (legal collections pd by Homeowner)

John motioned to approve all expenses, Elaine seconded. All approved, none opposed. The motion was approved.

VI. Executive Session – Not needed

VII. Adjourn - John made a motion to adjourn. Jason seconded the motion. The meeting adjourned at 7:37 PM.