

Glenhurst HOA | MINUTES

Meeting date | time 08/18/2020 | 7:00 PM | Meeting location Glenhurst Pavilion

BOARD MEMBERS

President	Tiffany Motley	Present
Vice President	Patty Barrett	
Treasurer	Bruce McAfee	Present
Secretary	Mary Winn	Present
At Large	Jack Brundage	Present

COMMITTEE MEMBERS

Capital Improvements	Stan Motley	Present
Covenants	Diane Strube	
Landscaping	Malinda Eggleston	Present
Security	<Vacant>	
Social	Ronnie Lawson	Present
Web Page/Social Media	Todd Vogel	Present
Welcoming	Mickie Schicht	

GUESTS

Judy Harris	Doris Washington
Camisa Stewart	Marvin Grosche

MEETING CALLED TO ORDER AT 7:00 PM

APPROVAL OF MEETING MINUTES:

- The July Meeting Minutes were approved via email and posted to the website.

BOARD MEMBER REPORTS

President

- A. Unfinished House at 5417 NW 117th Terr
 - a. The Glenhurst Developers (Mashburn/Coyle/Foree) have had a lawsuit on behalf of the HOA for several years regarding this property. They have “won” many judgements. Unfortunately, appeals have been filed and the courts are unable to determine the true

owner of the property between Cobb, King, and Bui. There will be no action until ownership can be determined. Therefore, the developers have dropped the lawsuit “with prejudice” meaning they can reengage once ownership has been determined.

- b. We understand the concerns regarding the condition of the house, lot, and adjoining lot. Our only known course of action at this point is for any and all Glenhurst homeowners to contact the Action Line at 405-297-2535, Councilman Mark Stonecipher at 405-297-2569, and the County Health Department at 1-800-522-0203.
 - i. Property has an action line case #C20-39060
 - c. The HOA can take no action on this property. The property has never been deeded from a builder to a resident therefor no HOA dues can be assessed.
- B. The Glenhurst Neighborhood Garage Sale will be the weekend of September 25 and September 26. The HOA will post the signage the week prior. Homeowners are responsible for obtaining their own permits for garage sales.

Treasurer

Collections Report: 8 homeowners owe past due HOA assessments ** No Change

July-Increase in Funds \$8.38; Expenses \$5,296.75

7,111.13 Quick Books Checking Account Balance on July 30, 2020

197,911.35 Quick Books Reserve Account Balance on July 30, 2020

Appropriated Reserve Monies approved at the 2020 Annual Meeting

81,250.00	Pond area walking trail and soil erosion on the west side
0.00	Spent as of July 30
81,250.00	

24,000.00	Remove/Replace diseased Urban Ash trees
3,725.00	Spent as of July 30
20,275.00	

72,910.00	2020 Budget for Expenses
41,471.97	Spent as of July 30
31,438.03	

132,963.03 Total Appropriated Reserve Monies

64,948.32 Non-Appropriated Reserve Monies as of July 30, 2020

2020 Budget through July:

96.7% of projected increase in funds
55.5% of Budgeted expenses spent (7 months would equate to 58.3%)

7,000.00 August 12, Transferred from Reserve to Checking for August estimated regular expenses

BOK Balances as of August 15

Checking	10,809.10
Reserve	190,911.35
Total	201,720.45

Other

COMMITTEE REPORTS

Capital Improvements

Stan Motley

Bids have been received. The capital improvements committee has reviewed the bids and selected a partner, Green Shade Trees, Inc. Contract details are being negotiated.

Covenants

Diane Strube

Covenants committee sent 13 letters for the month. Violations were landscaping on sidewalk and trash cans left out or stored within view of the street.

Landscaping

Malinda Eggleston

Yard of the month is 5308 NW 117th Terr.

The landscaping is starting to plan for fall plantings. Members will be out measuring to determine the number of plantings to replace the trees. Planting is anticipated around Thanksgiving.

Neighborhood Patrol

<vacant>

July report has not been posted.

Our security patrol has dwindled to only 6-7 participants. We are asking for / urging residents to consider participating (2 hrs. per month) on the security patrol or we may be forced to disband the patrol and/or investigate other neighborhood watch options. As you can see, even the Patrol committee chair position is vacant. If you are willing to participate or lead this group, please reach out to the HOA President, Tiffany Motley at Tiffany.Motley@outlook.com.

Since there has been no interest in the Security Patrol the HOA is investigating other opportunities like a possible Crime Watch program. While the HOA will sponsor and help fund and support any neighborhood security programs, security is not the responsibility of the HOA. Resident engagement and participation is required and essential to keep our neighborhood safe.



Web Page

Todd Vogel

Webpage, Facebook, and Next Door are up to date.
Directory information has been updated as needed.

Welcoming

Mickie Schicht

Mickie has continued to visit new residents who have joined us during the past several months.

MEETING ADJOURNED 8:00 PM

NEXT BOARD MEETING: SEPTEMBER 15TH AT 7:00 AT THE PAVILION

ALWAYS CHECK THE WEBSITE AND CALENDAR FOR UPDATED INFORMATION.