
Meeting Minutes/Agenda

Meeting Purpose: Board Meeting

Date of Meeting: December 1, 2011

Attendees: Allen Smith, Scott Erbst, Denise Dawley,
Doug Fasching by teleconference.

Order Of Business:

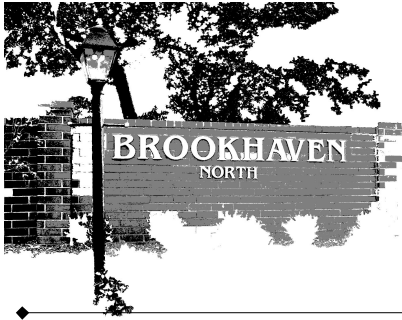
- I. Meeting Opening
- II. Previous Minutes – Not available.
- III. Treasurer's Report was presented and becomes part of the record.
- IV. Old Business
 - a. Covenant Committee
 - i. Vote Results were presented and approved by the board.

Final Count	Plat 1	Plat 2	Plat 3
Number of Lots	80	57	134
Votes required to pass:	48	35	81
Ballot Item:			
1. Votes for HOA, successor in title.	16	12	30
2. Votes for HOA, declaring property	33	16	37
Total Votes for HOA	49 votes 61.25%	28 votes 49.1 %	67 votes 50.0%
	Pass	Fail	Fail
3. Total Votes For CCR	50 votes 62.5%	28 votes 49.1%	63 votes 47.0%
	Pass	Fail	Fail

For Plat 1, the mandatory amendment and covenants are effective on the filing date at the courthouse. Homes sales closing after that date will be required to pay dues under the mandatory amendment and comply with the amended and restated covenants.

2011-12 Officers

Allen Smith, President * Scott Erbst, Vice President * Denise Dawley, Treasurer
Doug Fasching, Secretary * Greg Landowski, Member-at-Large



Brookhaven North Homeowners' Association
P.O. Box 30251
Edmond, OK 73003-0005
www.brookhavennorth.org

- ii. The committee incurred additional legal expenses of \$1550 in excess of the budgeted amount. This was due to additional time from attorney and actual filing expenses for Plat 1. The committee brings a motion to approve the additional amount. Motion passed.
- iii. Need for Bylaw Committee.

Since a portion of the neighborhood has voted to go mandatory, the association will form a committee in January to write an amendment to the bylaws regarding mandatory issues. This was tabled until the January meeting.

V. Committee Reports and Business:

a. Events

- i. Christmas light judging is coming up December 17th. Allen and Denise are hosting a dinner party for volunteers that night. After dinner we will all drive around and judge lights with lots of hot cider and hot chocolate.

b. Beautification

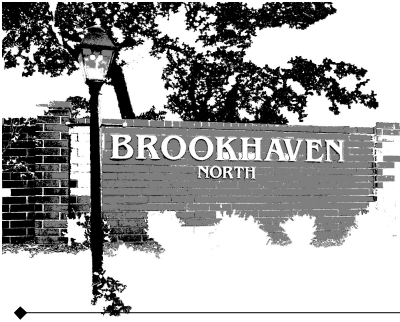
- i. Hanging of the Greens is this Sunday afternoon. Come volunteer if you are able. Scott requested lighting the garland and entrances. The expense was approved.
- ii. BC is working to get bids for next year's mowing and maintenance contract.
- iii. Lighting specifications are being developed and contractors will be asked for bids.

c. Welcoming

- i. Visited 2 homes. Has had no closings as of 10/31. Spegal has gotten title from her father's estate, effective

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12/11. Another closing is scheduled 12/15/2011 on Brookwood Place.

d. Technical Team

i. Will send out newsletter and update website with covenant vote results.

VI. There being no further business, the meeting was adjourned.

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