

Lancaster Park Homeowners Association Inc.
Board of Directors Meeting
February 6, 2006

Meeting location: 4308 West Detroit Street

Present: Danny Mills, Darlene Cardwell, David Barnes, Mary Burgess, Rob Young,
Nancy Schaefer, Julie Mueller

Absent: Peter Voth

Procedure

President, David Barnes called the meeting to order at 7:05 p.m.

Julie Mueller nominated Richard Vogt to fill the empty board position left by Bash Jimoh. Nancy Schaefer seconded the motion. The vote was unanimous.

Old Business

Front Entrance Structure

David Barnes suggested removing some of the cross beams and replacing them with metal braces or other material to keep the columns stable. He also suggested using elastomeric paint on the structure to keep maintenance costs down.

Julie Mueller is working with Lassiter Richey. He proposed removing some of the beams and keeping the ones that are connected to the columns. He suggested reusing the good beams in the island to replace any deteriorated beams to keep costs down. He is working on a bid to complete the work.

Damage to Common Area

Julie Mueller filed a claim in small claims court against the homeowner who caused damage in the common area. The cost was \$103 to file. The hearing is scheduled for March 30, 2006; David Barnes will attend.

Voting Update

Nancy Schaefer reported that approximately 30% of the homeowners have voted on the amendment to the Article of Incorporation and covenant changes. Another notary public session is scheduled for March 1 at the Moore Elementary Cafeteria.

Committee Reports

Treasurer

Thirty nine lot owners have not paid their 2006 assessment as of this date. Treasurer, Julie Mueller will begin contacting lot owners this week. CPA, Charles Monroe will prepare the 2005 Association taxes.

Communication

The Committee will coordinate a meeting with Bretton Woods and Union West to sponsor a Neighborhood Watch Group.

Julie Mueller will check into purchasing Microsoft Publisher for the Association to use in writing the newsletter.

Welcome

An Easter Egg Hunt is being planned. The committee is looking for a coordinator.

The Tulsa Area Welcome Wagon has requested to send a representative to newcomers to the neighborhood. There is no cost to the association. Welcome Wagon will supply local information and coupons from area businesses to homeowners. Julie Mueller made a motion to use Tulsa Welcome Wagon. Rob Young seconded the motion. The vote was unanimous. The Welcoming Committee will still visit new homeowners to welcome them and supply neighborhood information to them.

Maintenance

Replacement bulbs have been purchased from First Light to be used on the Detroit Street Bridge and the front entrances. Richard Schaefer and Rod Einer will install the lights to save the cost of calling an electrician.

New Business

Nancy Schaefer made a motion to purchase a filing cabinet for the association's business records. The cost will not exceed \$100. The vote was unanimous. Julie Mueller will coordinate the purchase.

Procedure

Darlene Cardwell made a motion to adjourn the meeting. Nancy Schaefer seconded the motion. The vote was unanimous. David Barnes adjourned the meeting at 8:25 p.m. The next meeting is scheduled for March 6. The location is to be announced.

Submitted by Mary Burgess, Secretary