

LPHOA Board Meeting
October 9, 2006

Attending: Danny Mills, Chuck Keller, Richard Vogt, David Barnes, Julie Mueller, and Darlene Cardwell.

Absent: Peter Voth

Meeting called to order by David Barnes at 7:10 p.m.

A reporter from the Tulsa World who wanted to do an article on Lancaster Park contacted David Barnes. The reporter met with David and took pictures of the demolition of the front entrances and asked several questions about the subdivision. The article will appear in the Broken Arrow section of the paper in a couple of weeks.

The repairs of the expansion joints at the Gazebo still have not been completed. The materials have been purchased and have been in storage since July. Rob Young will contact the maintenance committee chairperson and the members that volunteered to install the expansion joints to see when the work will begin.

Chaun Goins who has been the volunteer Webmaster for the LPHOA, notified the board that he will no longer be able to take care of the website. Chaun has his own I.T. based business and it has grown to the extent that he cannot devote the needed time to maintain the LPHOA website. The board congratulates Chaun on the growth of his business but will miss him as our Webmaster. Thank you Chaun for your time and expertise that you have so graciously volunteered to help maintain the website.

David Barnes contacted Triad, a Webmaster service recommended by Chaun Goins, and was told their services were \$100.00 per hour in increments of fifteen billable minutes. The board felt this was very reasonable after contacting other such services.

Chuck Keller made a motion to allot \$350.00 per year to Triad to be the new Webmaster. Rob Young seconded. Vote unanimous.

Darlene Cardwell will contact Triad and work with them in cleaning up the website and posting of the various information needed to keep the website current.

On Saturday, October 7th, board members met at the front entrance to try several types of different lighting solutions. They agreed on a fixture that would adequately light the center islands and pavement areas and determined that it would take sixteen fixtures. Peter Voth, board member, supplied sample fixtures and Peter did not have all the prices so David Barnes will contact B&B Lighting to get the prices.

David Barnes will get bids from electric companies for mapping out, installing lights, and capping off potential live wiring and report back to the board. This is a high priority with the board and the lighting needs to be installed for safety purposes as soon as possible.

The board has received two bids for painting the front entrances. The bids were from Rays Painting and carpentry for \$5,800.00 (for entrance walls only) and \$3,400.00 (entrances only) and their bids included pressure washing, painting the pots, and paint. Steve Eddy Painting submitted a bid for \$6,500.00 (for entrance walls) and \$3,530.00 (entrances only) and their bids included pressure washing, painting the pots, patch and repair mortar, and paint. The board felt at this time that the lighting was more important and will wait on the painting.

Danny Mills made a motion that at such time that the monies will be available that we accept the bid from Steve Eddy. Rob Young seconded the motion. Vote unanimous.

The board also discussed future landscaping to be done on the front entryways and is open for bids and suggestions. The board currently has only one bid in the amount of \$16,000.00 and felt this was extremely high. As stated about the painting, the landscaping will be done when funds are available.

The annual meeting is planned for Monday November 6, 2006. Postcards will be sent to each homeowner notifying them of the upcoming meeting. The board discussed open positions for the board of directors and Chuck Keller has agreed to head up the nominating committee. There are a total of four positions available; three board members are up for re-election, and one vacant position. The position of secretary will be available and the board hopes that someone will step forward and volunteer. Handouts will be given to the members when they sign in that include an agenda, the 2007 budget, and the current financial statement. We urge all members to please attend the meeting.

Since the voting for the Articles of Incorporation and changes to the restrictive covenants have never been finalized, Richard Vogt has agreed to take on the task of contacting homeowners that have not voted and try and bring this matter to an end.

Darlene Cardwell passed a motion to adjourn the meeting. Julie Mueller seconded. Motion passed unanimously. David Barnes adjourned the meeting at 9:05 p.m.

Submitted by Darlene Cardwell