

Hidden Oaks

Important Dates:

- Work Day
October 15th
- Halloween
October 31st
(trick or treat
6:30-8:00)



Neighborhood Work Day: October 15th

The Home Owners Association Liaison Committee would like to thank those Families that helped July 9th with the Quarterly Neighborhood Workday. Although it was extremely hot we still had about 20 homeowners help clear out the underbrush at Acorn Park.

October 15th has been set for the next workday. We could use everyone's help! The plan is to meet at Hidden Oak Park at

8:00 am and separate into groups. We are planning on cooking hotdogs and hamburgers starting around 11:30 to finish the day.

The goal is to winterize the neighborhood. This would include: sprucing up the front entrances, spraying weed killer between curbs and asphalt, and clearing and cleaning at hopefully both parks.

As you can tell with that large of a list we could use help from everyone in the neighborhood.

We realize some people cannot come for the whole time but would like to invite your family to invest an hour sometime that morning into your neighborhood.

Homeowners Picnic and Meeting held September 3

The Home Owners Association held its annual meeting September 3rd during the Labor Day picnic. There was a light turn out for both the picnic and the meeting. The HOA would like to thank those that did attend. Your input was greatly appreciated.

Several items were discussed at the meeting. Many will be discussed throughout the newsletter. For a copy of the full agenda please visit Neighborhoodplus.com under the Hidden Oaks section.

Homeowners Directory

It has been asked of the Homeowners Association to put together a phone and address directory of current homeowners.

The HOA recognizes the need for such a directory but also recognizes that some homeowners wish to stay unpublished. If you would like your name excluded from the directory or would like your cell number included, please E-mail hoahiddenoaks@gmail.com with that information.



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Helpful Contacts

NEIGHBORHOOD

Neighborhood Plus 405-348-1436
1322 Fretz Drive Edmond OK 73044
office@neighborhoodsplus.com

HOA Liaison Committee
hoahiddenoaks@gmail.com

GENERAL GOVERNMENT

County Commissioner 405-282-3581
County Clerk 405-282-0266
County Assessor 405-282-3509
County Treasurer 405-282-3154
After Hours Calls 972-780-4959

POLICE DEPARTMENT

Emergency 911
Non-Emergency 405-282-4100

FIRE DEPARTMENT

Emergency 911
Non-Emergency 405-340-4491

FINANCE DEPARTMENT

County Court 405-282-7661
Rural Water 405-282-0746

COMMUNITY SERVICES DEPARTMENT

Guthrie Library 405-282-0050
Edmond Library 405-341-9282
Waste Connections 405-745-2942
RDS,I 405-348-8411

PUBLIC WORKS DEPARTMENT

Health Department 405-282-3485

SPECIAL INTEREST NUMBERS

Utilities

OG&E Electric 1-800-272-9741
ONG 1-800-458-4251
Cimarron Electric 405-375-4121
Cox Cable 405-600-8282

Others

Post Office 405-282-4736

Reminder

Please clean up after yourself. That would include but not limited to dog waste, tree limbs and grass clippings blown in the road.

CC&R Violations

Homeowners should have received a copy of the community Covenant and Restrictions (CC&R) when they purchased their homes. If you have misplaced your copy you may find a copy on Neighborhoodplus.com.

Several homeowners may have or will be receiving letters for violations of the CC&R. As explained at the HOA meeting, these are the rules everyone agreed to upon purchase of their home.

The HOA has set the following guidelines for violations starting September 3rd, 2011.

All existing structures as of September 3rd, 2011 will be grandfathered in as long as an architectural review form is submitted.

The following violation and fine format is to be used.

Friendly Reminder Letter
10 days to fix violation

First Violation Letter
20 days to fix violation
and a \$25 fine assessed

Second Violation Letter
15 days to fix violation
and a \$50 fine assessed

Third Violation Letter
10 days to fix violation
and a \$75 fine assessed

If still not fixed a Notice of Lien will be issued and you will have 10 days before a lean (and/or) Court Order is sought.

The CC&R are in place to help maintain the value of the neighborhood. If you have any questions please email
hoahiddenoaks@gmail.com

Design and Review

Also discussed at the Annual HOA meeting was the implementation of the *Architectural Review Form*. This form needs to be filled out and submitted any time a homeowner wants to make changes to the outside of their home. Homeowners must have written approval before beginning any work. For a full list of restrictions please refer to the CC&R.

This form can be found on Neighborhoodplus.com under the Hidden Oaks tab.

Waste Removal Vote

Homeowners participated by mail in vote to change waste removal services during the month of August. The initiative passed by an overwhelming majority.

Homeowners need to check their service agreements with RDS,I and cancel according to their personal agreement. Each agreement should allow for an annual cancelation period with written 60 day notice.

The association has received a legal opinion on RDS,I's Service Agreement which is posted on Neighborhoodplus.com.

Homeowners will then need to contact Tom Michael (405-282-2500) with Waste Connection.

He will be able to establish homeowners with services with Waste Connection.

