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2nd Quarter Newsletter - 2018

Dear Oakbrook Neighbors,

Welcome to the Oak Brook Owners Association 2Q, 2018 Newsletter. The Oak Brook Board of Directors continues to work to maintain and improve our neighborhood for safety, appeal, and value. Following are highlights of second quarter accomplishments.

2018 Annual Meeting Convened

For the third year running, we have had enough proxies and attendees to achieve quorum to hold our annual meeting. Several topics were covered during the meeting, including a summary by Terron Evertson regarding Williamson County's O'Connor improvement project. Mr. Evertson also asked us that if conditions are right, to consider selling the county a small strip of land near the 1st home on O'Connor, up from Morgan Hill Trail. This land would be used to create a small parking lot for those five homeowners who will lose their on-street parking as a result of the project. The board indicated they would be open to hearing a formal proposal if/when the project proceeds.

The 2017 year was reviewed. Here are some of the improvement projects that were completed since our last meeting:

- New lighting at pool, playground and Glen entrance
- Revised monthly meeting time from 6:PM to 6:45PM
- New roof on pool house, pavilion and mailbox kiosk at pool
- Repaired, repainted, stained pool house interior
- New landscape company, improved reliability, responsiveness
- Trail repair/improvements – Capri Isle to Karst Preserve
- Additional furniture at pool
- Woodcrete fences painted

Also reviewed were projects not completed or planned:

- Replacement of HOA wood fencing in Glen
- Fix lighting at Glen entrance
- Replace remaining mailbox kiosk roofs
- Woodcrete fence repairs and repaint as appropriate

We are pleased to announce that Gregory Allan ran for his board position unopposed and will continue serving as our Vice President for another 3-year term.

Several suggestions were made which will be evaluated at a future meeting. These suggestions were for creation of a dog park near the sport courts and the construction of a sidewalk on the west side of Morgan Hill Trail between Slate Creek and Squaw Valley.

Looking for Volunteers

We have formed a Welcome Wagon Committee to greet new homeowners and provide the information about the community, the HOA, Deed Restrictions, HOA communications, and more. If you would like to join this committee, please go to our websites "Contact Us" page and send us a comment with your willingness to volunteer, and your contact info including name, e-mail and phone number.

Guidelines for Work Trailers, Dumpsters in Street or Driveway

In consideration of our neighbors, we would like to remind everyone that all dumpsters and POD containers must be approved by the management company. It will need to be placed in the driveway. Approvals are based on the reasons it is needed at your residence, and the length of time it will be there. In addition, work trailers are not allowed on property unless they are in use at the time of project. They are not allowed to be on property or in the streets overnight.

TIPS from Your Oakbrook Architectural Committee

Summer is upon us with the fourth of July only right around the corner. This time of year, we look out wistfully and dream of the backyard Shangri-La that we deserve. It's a great time to think about what our lawns could be, but a pretty awful time to plant those trees, shrubs and lawns. The summer heat requires extreme watering for new plantings to take root and that much watering has detrimental effects on its own. It's best to wait until later in the year for plantings. Use the summer months to plan your dreams and install hardscaping, edging, irrigation and the like. And don't forget that crucial first step, submitting your [architectural request](#) to our property manager.

Speaking of watering, according to TAMU (those Aggies may not know everything but when it comes to fertilizer, they know their stuff) the ideal turf watering schedule is ½" of water once a week. Too much watering with little intensity trains roots to stay very close to the surface, which can stress them out when the long days of 100-degree heat rolls around. This is a matter of training though, so you may want to monitor closely if switching to this schedule during the heat of summer. For more turf tips, check out this publication from the [TAMU ag extension](#), and good luck with your summer projects!

Oak Brook Website Re-hosted

Our website at www.oakbrookroundrock.com has been re-hosted which will improve reliability and make it easier for us to keep it updated. Some design changes were implemented including moving the [Recent Announcements](#) to the top of the page, new photos, calendar coordination with our Mobile App, and other enhancements. Please note that key HOA documents including the CCR's, prior newsletters, and more can be located by clicking on the [Association Documents](#) tab at the top of the page. You can also find various forms including maintenance requests, deed violation reports, and the Request Architectural Approval, under the [Contact Us](#) tab.

Mobile Apps

Fern Bluff MUD has a Mobile App available for both iOS and Android devices which can be downloaded for free. Search your app store for "FernBluffMUD". The new app allows residents to easily access information, submit forms, pay bills, report waterline or sewer issues, and more. You will also get notifications of district wide issues such as boil alerts, main breaks, and park closings to name a few.

Don't forget to download our own (Oak Brook) free mobile app. Look for "oakbrook hoa" on the android play store, or "oak brook hoa" at the apple store. We currently have over 200+ app users in Oak Brook.