

**Williamson County Oak Brook Owners Association, Inc**  
c/o Goodwin Management, Inc.  
11149 Research Blvd., Suite 100, Austin, TX 78759-5227  
voice (512) 852-7935 fax (512) 346-4873  
karen.vaughn@goodwintx.com

## **4th Quarter Newsletter - 2017**

Dear Oakbrook Neighbors,

Welcome to the Oak Brook Owners Association 4Q, 2017 Newsletter. The Oak Brook Board of Directors continues to work to maintain and improve our neighborhood for safety, appeal, and value. The following summary reviews our progress for this quarter.

1. Electrical Issues
2. Trail improvement
3. Pool Closed for the season
4. Architectural Committee Summary
5. Our Mobile App continues to gain popularity
6. Oak Brook Website

### **Electrical Issues**

Due to lightning strikes and age we are having electrical issues at the Oak Brook Entrances as well as the pool house and the pavilion. We have an electrician scheduled to evaluate the situation and to recommend lasting fixes to our pumps and lighting in these areas.

### **Trail Improvement**

Thanks to a home owner's request, the trail that leads from Capri Isle Ln. to the Karst Preserve has been mowed and cleaned up. Bids have been requested to refurbish the trail and work will begin when the scope and cost of the project are available to the board.

### **Pool Closure and Restrooms**

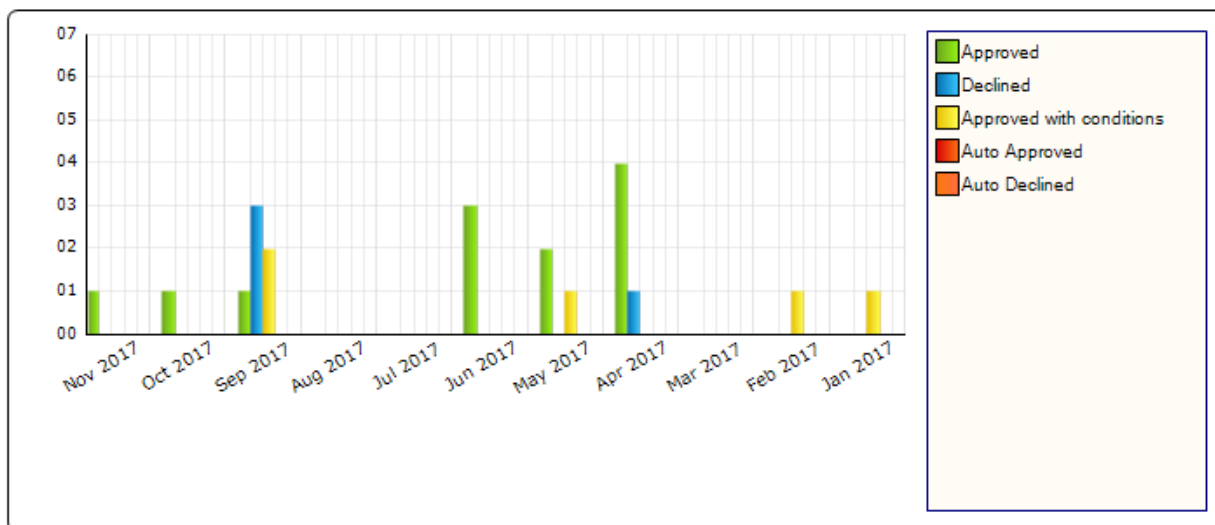
The pool is closed for the winter. However, the pool restrooms will remain open during normal pool hours through December and will close in January for planned work on the pool house.

### **Architectural Review Committee (ARC): 2017 Summary**

For the summer and fall months of 2017 the ARC has seen a falloff in the number of requests to the Architectural Committee. Normally we get 2-3 a month but we've seen one or fewer in seven of the months so far this year. It is possible that some requests that should come to the Committee are not getting submitted. To avoid the risk of having to redo or remove your project, we strongly urge everyone to get an approval before beginning any big or permanent

projects around the house. Painting the exterior a new color or staining a fence are often assumed to not require approval, but its better safe than sorry. If you were to paint with a color that is not approved, you could be required to repaint to an approved color. Any significant projects such as landscaping changes, pools, patios, hardscapes, sport courts, entry doors, garage doors, windows and shutters should also be submitted. The AC does their absolute best to expedite processing and get to a “approved” whenever possible. The report below illustrates the ARC progress in 2017.

ProjectStatusName	Nov 2017	Oct 2017	Sep 2017	Aug 2017	Jul 2017	Jun 2017	May 2017	Apr 2017	Mar 2017	Feb 2017	Jan 2017
Approved	1	1	1	0	0	3	2	4	0	0	0
Declined	0	0	3	0	0	0	0	1	0	0	0
Approved with conditions	0	0	2	0	0	0	1	0	0	1	1
Auto Approved	0	0	0	0	0	0	0	0	0	0	0
Auto Declined	0	0	0	0	0	0	0	0	0	0	0



Total projects in prior years.

- 2012 – 36
- 2013 – 27
- 2014 – 17
- 2015 – 39
- 2016 – 22

**Home owners: Please note that the majority of the declined projects were result of the home owners not returning requested information to the ARC within 30 days of the ARC request.**

### Mobile APP

Don’t forget to download our 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.

### Oak Brook Website

Reminder that meeting dates and other events, announcements, and the quarterly newsletters can be found on the Oak Brook website at <http://oakbrookroundrock.com/>.