

Glenhurst Neighbors

Homeowners Association Newsletter



NEIGHBORHOOD SPRING PICNIC

The Glenhurst Homeowners Association will host a spring picnic on Saturday, June 2, 2012 at 6:30 p.m. The picnic will be on the north side of the lake area at NW 120th and Glenhurst Boulevard. The Association will be providing pizza, ice cream, cookies, soda and water. Only residents of the neighborhood may attend. If you are attending please email the number coming to Diana Forrest at MTFDLF@cox.net by May 23, 2012. All those attending will be included in a drawing for gift certificates. Bring your lawn chairs and join us for a fun evening. If incumbent weather, the rain date will be Sunday, June 3, at 5:00 p.m.



Neighborhood Garage Sale First Weekend In May

The Glenhurst Neighborhood Garage Sale is scheduled to be held Friday, May 4th and Saturday, May 5th. Each residence having a garage sale will need to obtain a permit from The City of Oklahoma City. Information on how to obtain a permit, and the garage sale rules, may be acquired by signing onto www.okc.gov. Once you are in the site, click on Garage Sale Permits and Rules (on the left side of the page).

The association is placing an ad on Craig's List. We will also be putting up banners advertising the event at the entrances to the neighborhood.

Please let us know if you are having a Garage Sale. A list of participants will be available at each Garage Sale site. For questions, or if you plan to have a sale, please call Diana Forrest at 302-5282.

GRAND OPENING

Patience S. Latting Northwest Library Tuesday, May 22, 2012

**3:30 - Ribbon Cutting and Dedication
Mayor Mick Cornett & Councilman Pat Ryan**

**4:15 - Library open for business,
refreshments, children's activities, and
music throughout the library!**

Glenhurst Homeowners Welcome



NEIGHBORHOOD EVENTS

DINNER GROUPS

On the 2nd Thursday of each month our Dinner Groups go out to a restaurant and enjoy getting to know neighbors in their group. The group changes every 4 months. If you would like to be part of our Dinner Groups, please call Diana Forrest at 302-5282.

LADIES LUNCH

Many of the ladies of our neighborhood meet for lunch at 12:15 on the 2nd and 4th Wednesday of each month. We select a different restaurant for each meal. If you would like to be added to the email list, so you can be included in this fun event, please call Diana Forrest at 302-5282.

Glenhurst Board Message

The HOA board members would like to thank all of the residents who have volunteered to work on committees that make our association successful. We could not have managed the tasks involved without the many homeowners who have offered ideas, planned and organized events, prepared the newsletter, and secured new signage-all for the improvement of the neighborhood. We would also like to announce that two people have volunteered and been appointed by the board to serve in the two open at-large positions on the board for the remainder of the year. The HOA board and their offices for 2012 are as follows:

President:	Malinda Eggleston	286-1490
Treasurer:	Bret Smith	397-2738
Secretary:	Lisa Nabors	748-4218
At-Large:	Herb Forrester	833-7411
At-Large:	Mary Acree	749-0253

Remember, these are listed on the website along with the committee chairs. We value your suggestions and assistance in making our neighborhood desirable thus insuring our investment in our homes.

The board has voted to install electricity at the 116th entrance. Electric companies have been contacted to bid.

Respectively submitted,
Malinda Eggleston, President

VOLUNTEER NEEDED

A volunteer is needed to help with a lighting project at the entrance on 116th street. A person would be needed, off and on, for about two days and they will need to observe the electrical work. Call Bret Smith at 397-2738 if you can help.

Glenhurst Landscape Committee Report

With the planned opening of the Northwest Library on May 22, the committee is hopeful that the City will follow-through with the replacement of plant material damaged or lost during the construction process. We have been in contact with various City officials by telephone and email during this process to document the damage to HOA landscaping and irrigation. We have received a commitment to replace the Nellie Stevens holly trees that were removed at the Glenhurst brick signage for sidewalk construction and to review the landscaping on the Glenhurst median that was divided. However, we have still have not received a confirmed date for this to occur. Atlas Construction offered, and planted, the two oak trees that have been installed on the divided median, but that offer was separate from negotiations with the City. We are listing the City officials that we have contacted during this process. If any homeowners would also like to contact with your concerns, it may help our efforts as taxpayers to recover the neighborhood losses.

- ✓ Rachel Mosier: City Public Relations for Library Construction
(rachel.mosier@okc.gov) 405-297-2481
- ✓ Patrick Ryan: Ward 8 City Councilman
(ward8@okc.gov) 405-297-2404
- ✓ Jim Couch: City Manager
(citymanager@okc.gov) 405-297-2345
- ✓ Dennis Clowers: Asst. City Manager
(dennis.clowers@okc.gov) 405-297-2345

On a different note, the committee is also undergoing plans to upgrade landscaping at the entrances that have medians, and to look for options to make the dry pond area more attractive. Several contractors have been spoken to for plans and estimates. Once all are received and reviewed, we will choose a plan for improvement while staying within our approved landscape budget.

Tim Ishmel
Unit Operations Supervisor
OKC Street Department
680-5808

Tour Glenhurst Roads

Mr. Tim Ishmel came out on March 15 and walked the streets in the Glenhurst addition with Robert and me. Mr. Ishmel is in total agreement that we have areas on our streets that are in need of repair. He pointed out areas that he questioned as to why they are breaking down. There are areas that will be repaired within 30-60 days and areas to be sealed within two years. The sealing is a new program and we are on the list for sealing of cracks on a "first come first serve" basis.

Mr. Ishmel called some issues to our attention:

1. It is against City Ordinance to blow grass trimmings into the street because it goes into the city drain system. Home owners need to abide or see that their lawn care providers abide. Home owners could be held responsible.
2. Pools, spas or ponds are not to be drained into the street. Remove the cap on your sewer cleanout and run your hose to the drain.
3. French drains are illegal if exiting through the curb and draining into the street.
4. Home owners need to spray weeds growing in the cracks or joints that are on or join their property. Areas between asphalt and concrete curb need to be sprayed also. The weeds break up the asphalt.
5. Owners of vacant lots are responsible for weed and clumps of grass that are in the streets impeding the water flow going toward drainage system.
6. Owners need to check sprinkler systems to insure that they are sprinkling only their lawns without excess water flowing down the streets. Water standing damages the asphalt.

These items need to be addressed as individual home owners and/or as a group to comply so as to assure that we maintain our streets as best we can. The city is willing to work with our neighborhood for as long as money is available.

Beverly Nall

Covenant Committee Report

Spring has arrived earlier than usual! Therefore, it is a good time to review the basics **covenant landscape requirements**, thus, keeping our neighborhood looking great and our investment high.

Landscaping:

- Article VI, Section 2(j), states that each **Builder** is required to install at least one tree 2 ¼ inches in caliper measured 6 inches from the ground level in the area between the building line (furthest point out of the house) and the street right-of-way. Corner lots must have 2 trees, one on each street.
- Covenant Article VI, Section 3(g) General Restrictions, Maintenance of Lawns and Planting on Lots: Each **Owner** shall keep all shrubs, trees, grass and planting of every kind on his Lot, to the curb lines, neatly trimmed, properly cultivated and free of trash, weeds and other unsightly material. Each Owner shall replace any planting, which have been installed on his lot that may die with equal or like plantings.
- These two articles in the Declaration of Covenants, Conditions, and Restrictions (given to the homeowner at closing by the title company) require that homeowners maintain at least one tree in the front yard, and the responsibility lies with the homeowners to replace. Please **replace** any trees in your front yard that have died. If your yard has no tree, please **plant** a tree as required. If you bought your home new and a tree(s) was not planted by the builder you should contact him for assistance.

Other covenants that are most frequently cited for non-compliance:

- Trash cans left out where they can be seen from the street.
- Satellite dishes improperly installed where they can be seen from the street in front of the house
- Basketball goals not stored out of site when not in use

Letters will continue to be sent for notification of noncompliance of covenants. After three notifications and with no correction, the issue will be turned over to our legal representative for resolution.

Glenhurst Neighborhood Patrol

This would be a great time for you sign up for the Glenhurst Neighborhood Patrol. It only takes 2 hours per month at your preferred time and will help keep our neighborhood safe. Training is available and if interested in attending, please notify Bruce or Jane Blincow, 463-0138, or email at blincowb@cox.net for next training session.

Tips from MSgt Charles Epperly, OCPD, Hefner Division on Nighttime Burglary prevention.

Nighttime 1st Degree Residential Burglary (burglary of an occupied home) is not a common event but it can and does occur. We can all reduce our chances of being victimized by this type of crime by following just a few simple guidelines.

- Keep all unattended overhead and side garage doors closed and secured. If you have one, utilize your home intrusion alarm system.
- Check that all of your doors, windows and fence gates are closed and locked. Make it a part of your regular routine before you go to bed.
- If you don't park your vehicle in your garage, make sure that you remove all of your valuables including the remote control for your overhead garage door.
- Leave all of your exterior lighting on from dusk to dawn.
- Keep your landscaping trimmed so that your doors, windows and walkways are not obscured.
- Make sure all of your exterior doors have good locks, security strike plates and peepholes.

And please, report any suspicious persons or activity to 9-1-1 as quickly as possible.

WELCOME!



WEEKLY TRASH AND RECYCLING PICKUP DATES CHANGES

NEW NEIGHBORS TO GLENHURST

Bryan & Laura Chouinard	12212 Wileman Way
Corey Graham	5809 NW 117 th Ter.
Cathy Ives	5612 NW 119 th Circle
Ha Pham	11605 Bellhurst
Frances Swartz	12112 Dornick Drive
Nancy & Minh Troung	5209 NW 117 th
Jared & Jennifer Ward	5412 118 th Circle

<u>HOLIDAY</u>	<u>DATE</u>	<u>MAKE-UP</u>
Memorial Day	Mon., May 28	Wed., May 30
Labor Day	Mon., Sept. 3	Wed., Sept. 5

Please pick up any trash that is blown out of your containers! Help keep our neighborhood clean!



Homeowners interested in Disaster Preparedness sponsored by the Neighborhood Alliance can attend a workshop (Lunch & Learn) on place May 9, 2012 from 11:30 – 1:00 at:

American Red Cross
601 Northeast 6th Street
Oklahoma City, Oklahoma

The OKC Fire Department and the American Red Cross can help you and our neighbors prepare for emergencies; including tornadoes, earthquakes, floods, heat waves, thunderstorms, winter storms and wildfires. Lunch is included and free, but you must pre-register. Call Jennifer Meckling at (405) 528-6322 to do so.