

Intage Voice

WWW.Vintagegardens2and3.Com

The Homeowners Assn. of The Vintage Gardens Homes

SEPTEMBER 2013

Board of Directors President

Julie Fost - 330-6407

Vice President

Betty Hudson - 340-1852

Secretary

Joe Friday - 330-8564

Treasurer

Bob Hickey 359-9402

Member at Large

Jo Russell - 341-8888

Committees

Architectural

Kathy Pease - 341-7191

Beautification

Betty Hudson - 340-1852

Benevolent/Care

Sue Pederson - 340-3250

Clubhouse

Maxine Lipe - 715-2020

Grounds/Lawn

Herman Reece - 330-2793

Newsletter

Bob & Elsie Schatz 359-6357

Security/Gate/Code

Don Kliewer - 471-6360

Sprinklers

Jay & Connie Roberson 285-1953

Telephone

Mary Lou Waller - 359-0464

Welcoming Committee

Edna Kliewer - 471-6360

Betty Hudson - 340-1852

Clubhouse Phone

341-0408

BOARD MEETING HIGHLIGHTS

Minutes of the previous meeting were approved as posted.

Treasurer's Report - Reserve fund now stands at \$340,115. We had six delinquencies during June, but all but one is now up to date. One resident has been delinquent for several months and now has a second lien placed on the home. Report was approved.

Committee Reports

Architectural - One request for a patio cover approved.

Audit/Budget - All was in order.

Beautification - Jo Russell has been named co-chair of the committee. The Wilsons' lawn at 16108 Vintage Court was selected as Yard of the Month.

Care/Benevolent - Three cards sent out during July.

Clubhouse - The next community wide activity will be on Labor Day at 5PM.

Grounds/Lawn - Trees around the clubhouse have been trimmed. The committee is working on developing plans for the main entrance and will submit them to the board upon completion. George Francis has been named co-chair.

Security - Don is working to clean up the present security codes. A new light will be installed in the gate terminal.

Welcoming - New residents are continuing to be welcomed.

Old Business

 Communications Committee - The Secretary reported that he now has 70 email addresses that he would use to provide real time communications to residents. Copies of agendas, minutes, etc., would be provided via email. For urgent communication, he proposed that the HOA use a commercial telephone broadcast service. This service could notify all of VG for less than \$13. The Board approved this approach and Joe will set up this system for potential use.

(Continued on Page 2)

(Continued from Page 1)

Any one wishing to be placed on the email list should provide their address to Joe Friday at: joe.friday@yahoo.com. Also, notify Joe if you have a storm shelter or safe room in your home.

New Business

Committee Co-Chairs - The Board has decided that it would be prudent for each of the working
committees to appoint a co-chair to handle the needs of the committee whenever the chair is
unable or unavailable to do so. They are requesting the committees to hold elections this month
and notify the Board when the co-chair has been selected.

Discussions

- Speeding It appears that the speed limit signs have not slowed down some speeders in Vintage
 Gardens.. It was clear that the majority of those present were opposed to speed bumps in light of
 our residents who use carts and scooters for mobility. The Board would like input on ways to help
 reduce the speeding on our streets. All residents are urged to honor the speed limit in our
 community.
- Watering Restrictions Residents are reminded that Oklahoma City has decided to keep the odd-even watering restrictions in place permanently. Fines are being levied for violation.
- Clubhouse Cleaning The company that cleaned the clubhouse twice a month has withdrawn from operating in the Edmond area. Golden Touch Janitorial Service has been selected as a replacement. The new service is lower in cost than the previous one.

Questions

Recently a resident had reserved the clubhouse for a party. They were under the mistaken impression that they had reserved the pool as well. The pool cannot be reserved. During this incident, children who were not potty trained were in the pool area; one was observed urinating on the pool surround. Non potty trained children are not permitted in the pool area without protective clothing. The pool is a resource for the entire community; please read and respect all the pool rules.



VINTAGE GARDENS II III Monthly Financial Report June 2013

OPERATING	FUNDS AVAILABLE			
	Funds Available 6/1/2013		\$	11,909.31
	Receipts/Transfers During Period		\$	12,390.00
	Interest Received		\$	0.46
		Total Funds Available	\$	24,299.77
EXPENSES				
		Total Expenditures/ Transfers	\$	22,025.27
		Funds Available end of Month	\$	2,274.50
RESERVE FL	IND & CD STATUS			
	Reserve Fund balance 6/1/2013		\$	233,860.20
	Transfers from Operating		\$	4,895.00
	Interest Earned		\$	48.69
	Transfers to Operating			
		Balance at End of Month	\$	238,803.89
			\$	
	National Bank of Commerce	CD Account	\$	101,311.06
	T. I.D	End of Month	\$	340,114.95
MA IOD EVD	Total Reserve & CD Accounts	End of Mortal	Ψ.	340,114.33
MAJUR EXP	ENDITURES(OVER \$50) Coffey Lawn Service	Mowing, Fertilizer & Sprinkler	\$	13,560.00
	The Pool Doctor	Pool Acid wash/maintenance	\$	850.00
	Julie Fost	End Table/US Flags/trash	\$	360.29
	City of Oklahoma City	Water Utilities	\$	348.17
	Cherrie's Maids	4 Clubhouse Cleanings	\$	290.00
	Quik Print	Printing Services	\$	183.00
	OG&E	Electric Utilities	\$	125.00
	Don Kliewer	Gate Openers	\$	108.38
	AT&T	Telephones Services	\$	96.10
	Oklahoma County Health Dept.	Pool License	\$	50.00
	R.C. Hickey	Treasurer Supplies	\$	44.93
	ONG	Natural Gas	\$	29.23
CHECKS NO		Tratural Cus	1	20.20
	Oklahoma County Health Dept.	Pool License	\$	50.00
	Oklahoma County Fleatin Dept.	1 Our Election	-	00.00
				-
	Current	99	-	
	Prepaid	39	\$	11,570.00
	Delinquent	6	\$	3,330.00
	TEACH INDICATE		1 4	5,000.00
-,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,				

VINTAGE GARDENS II & III HOA Budget vs. Actuals: VINTAGE GARDENS II & III - FY13 P&L January - June, 2013

e last red de la constant de la cons		January - June,	2013		
			Total		% of
Income		Actual	Budget	over Budget	Budget
Association Dues Billable Expense Income		115,937.00	103,680.00	12,257.00 0.00	111.82%
Interest Earned		342.40	469.00	-126,60	73.01%
Late Fees			45.00	-45.00	0.00%
Other Income	-	30.00	250.00	-220.00	12.00%
Total Income	\$	116,309.40 \$	104,444.00 \$	11,865.40	111.36%
Gross Profit	\$	116,309.40 \$	104,444.00 \$	11,865.40	111.36%
Expenses Fees				0.00	
Accounting		1,506.00	960.00	546.00	156.88%
Legal			572.00	-572.00	0.00%
Total Fees	\$	1,506.00 \$	1,532.00 -\$	26.00	98.30%
Insurance			0.00	0.00	
Property Insurance	-	5,618.00	5,168.00	450.00	108.71%
Total Insurance	\$	5,618.00 \$	5,168.00 \$	450.00	108.71%
Landscaping and Lawn Care			1	0.00	
Fertilization		3,342.00	6,490.00	-3,148.00	51.49%
Flowers and Seasonal Plants		475.00	1,115.00	-1,115.00 475.00	0.00%
Landscaping - not defined Mowing and Trimming		14,553.00	31,704.00	-17,151.00	45.90%
Shrubs and Trees		250.00	1,690.00	-1,440.00	14.79%
Weed Control		3,342.00	3,245.00	97.00	102.99%
Total Landscaping and Lawn Care	\$	21,962.00 \$	44,244.00 -\$	22,282.00	49.64%
Licenses and Permits		100.00	100.00	0.00	100.00%
Miscellaneous		447.29		447.29	
Office Expenses				0.00	
Postage and Delivery		92.00	90.00	2.00	102.22%
Printing and Reproduction		631.97	540.00	91.97	117.03%
Supplies (Paper, etc)	-	306.29	120.00	186.29	255.24%
Total Office Expenses	\$	1,030.26 \$	750.00 \$	280.26	137.37%
Repairs and Maintenance Clubhouse		6,288.41	840.00	5,448.41	748.62%
Dwellings		5,255.11	0.00	0.00	1,220,000
Fences		56,267.61	56,631.00	-363.39	99.36%
Gate		420.21	0.00	420.21	
General repairs - not defined		24.86	900.00	-875.14	2.76%
Lights		129.99		129.99	
Pool		1,500.00		1,500.00	
Sprinkler System		2,125.00	3,080.00	-955.00	68.99%
Streets	-	262.98	01 151 00 0	262.98	109.06%
Total Repairs and Maintenance	\$	67,019.06 \$	61,451.00 \$ 60.00	5,568.06 -60.00	0.00%
Service Charges Supplies			80.00	0.00	0.00%
Clubhouse		343.26	450.00	-106.74	76.28%
Miscellaneous		467.39	120.00	347.39	389.49%
Total Supplies	\$	810.65 \$	570.00 \$	240.65	142.22%
Taxes				0.00	
Property			0.00	0.00	
Total Taxes	\$	0.00 \$	0.00 \$	0.00	
Utilities				0.00	
Electricity				0.00	
Clubhouse (Napa Ridge)		289.81	1,038.00	-748.19	27.92%
Entrance (Penn)		189.34	240.00	-50.66	78.89%
Gate (Sonoma)		346.38	390.00	-43.62	88.82%
Total Electricity	\$	825.53 \$	1,668.00 -\$	842.47	49.49%
	•	358.12	380.00	-21.88	94.24%
Gas		000.12	15,573,757	0.00	
Telephone		288.93	288.00	0.93	100.32%
Clubhouse		289.05	288.00	1.05	100.36%
Gate	\$	577.98 \$	576.00 \$	1.98	100.34%
Total Telephone	4	311.30 4	010.00	0.00	11000
Water		290.26	1,215.00	-924.74	23.89%
Clubhouse (Napa Ridge)		248.73	540.00	-291.27	46.06%
Sprinkler (Penn)		149.28	400.00	-250.72	37.32%
Sprinkler (Sonoma)			2,155.00 -\$	1,466.73	31.94%
Total Water	\$ \$	688.27 \$		2,329.10	51.26%
Total Utilities	2	2,449.90 \$	4,779.00 -\$	17,710.84	85.07%
Total Expenses	\$	100,943.16 \$	118,654.00 -\$	29,576.24	-108.14%
Net Operating Income	\$	15,366.24 -\$	14,210.00 \$		
Net Income	\$	15,366.24 -\$	14,210.00 \$	29,576.24	-108.14%

HOME VACUES SALE



Recently, homes have sold in Vintage Gardens II & III (per courthouse records) at an average price of \$87.29 per sq. ft. Two recent sales have been over \$90 per sq. ft. This appears to be a good increase in property values over 2011/2012. Real Estate people tell us that our community is highly regarded by both potential buyers and real estate professionals. Thanks to everyone for maintaining their property in such good condition. Also, a very big "thank you" goes to Herman Reece and the Grounds Committee. Our common areas have looked beautiful this year.

YARD OF THE MONTH

The Beautification Committee has chosen the yard at 1800 NW 160th Place as our Yard of the Month for August. This home belongs to some of our newest neighbors, Lyndall and Gaye Butler. To fully appreciate the work that has been done by the Butlers, you need to view the side yard as well as the area in front of their garage. Their gracefully designed beds contain impressive red inpatients and begonias highlighted by a variety of ferns. Honorable mention

> VINTAGE GARDENS WOULD LIKE TO THANK

goes to Betty Lucy at 16101 Napa Ridge, Jean Hill at 1804 NW 161st Street, and also Barbara Ewing at

1809 NW 160th Place. Congratulations to all!

TLC NURSERY & GREENHOUSES FOR DONATING A \$25 GIFT CARD TO OUR YARD OF THE MONTH **HOMEOWNER**

GROUNDS COMMITTEE REPORT

We placed 9 gallons of Round-up in the tree/shrub wells to kill the grass. Club House Area Project: We

began by opening up the sidewalk south of the Clubhouse so you could walk without hitting your head on limbs. Then we trimmed the Globe willows away from the fir and pin oak. We trimmed the fir, pin oak, maples and the willows. Next the dead limbs were removed to open up the Globe willows and Bradford pear so sun could get to the grass. Next, we put in 30 hours on the center Common Area where we removed quite a few dead limbs. All the debris was removed by a tree company. Thanks to all for keeping your area neat and trimmed and thanks to the

At the Board's suggestion, the Committee met with Cy Coffee relative to improving the front entrance appearance. When agreement is reached on what we think best and get it on paper, the Committee will meet with Cy for pricing on the suggested plants and labor and the cost to have his designer put it on a detailed plan. The plan will be presented to the Board with the different areas prioritized, for their approval before any funds are committed.

Beautification Committee.

George Francis has agreed to be the Committee Vice-Chair.



"Off hand, I'd say you're suffering from an arrow through your head, but just to play it safe, I'm ordering a bunch of tests."

REMINDER

It is important to remember to lock the doors to the Clubhouse from the pool area and to **NOT** leave the doors ajar from the bathroom to the pool.

STATE SALESTHOULS

There will be an estate sale for Joann Bramel at 2024 NW 160th Place. The sale will be opened to Vintage Gardens residents on Friday, August 30th, and to the public on August 31st. The sale will open at 9:00 AM on both days.

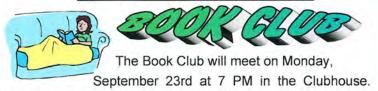
After our summer break the Red Hats will be meeting at 11 AM on September 9th at the

Clubhouse parking lot to go to "First Watch" for lunch. If you would like to join the ladies please call Elsie Schatz at 359-6357. We look forward to seeing our regular members and welcome any new members who would like to be a Red Hat.



The Ladies Group will meet at the Clubhouse on September 17th (Tuesday).

We will play BUNCO (\$1.00). This is a very simple dice game. All Ladies are welcome to come and enjoy some fellowship with your neighbors. Hostesses: Edna Kliewer and Betty Hudson.



The book for September will be "
by . The hostess, reviewer will be

Everyone who is interested in reading good books is welcome to join the Book Club on the 4th Monday of each month.

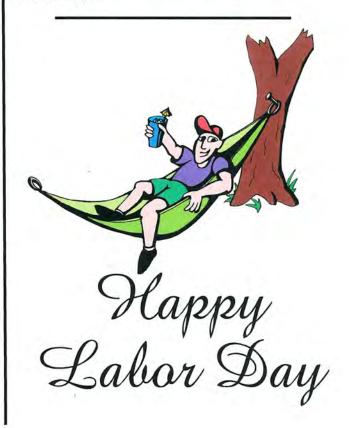


THE GEEZER TEST

How many of these do you remember?

- 1. Cap Guns
- Home milk deliveries in glass bottles.
- 3. TV test patterns early in the morning.;
- Cur binders for your car.
- Stamp books and redemption centers.
- Phone booths.
- Aluminum ice cube trays with pull handles.
- 8. Crazy Eddies.
- 9. Earl Scheib's auto paint jobs.
- Mobile rides that came around the neighborhood.
- 11. Free road maps at service stations.
- 12. Seltzer bottles.
- 13. Doctors who made house calls.
- 14. Cigarette vending machines.
- 15. Flash cubes.
- Lincoln Logs.
- 17. Johnny on the pony, running bases, stoop ball.
- 18. F.W. Woolworth Company.
- 19. Checker cabs.

If you remember more than a dozen, welcome to Geezerhood.





VINTAGE GARDENS WOULD LIKE TO THANK TLC NURSERY & GREENHOUSES FOR DONATING A \$25 GIFT CARD TO OUR YARD OF THE MONTH

HOMEOWNER





Pat Maye (405) 615-0541 E-mail: pat.maye@cox.net www.MetroMarkRealtors.com 6501 Avondale Drive Oklahoma City, OK 73116

Office: (405) 848-8818 Fax: (405) 843-1476

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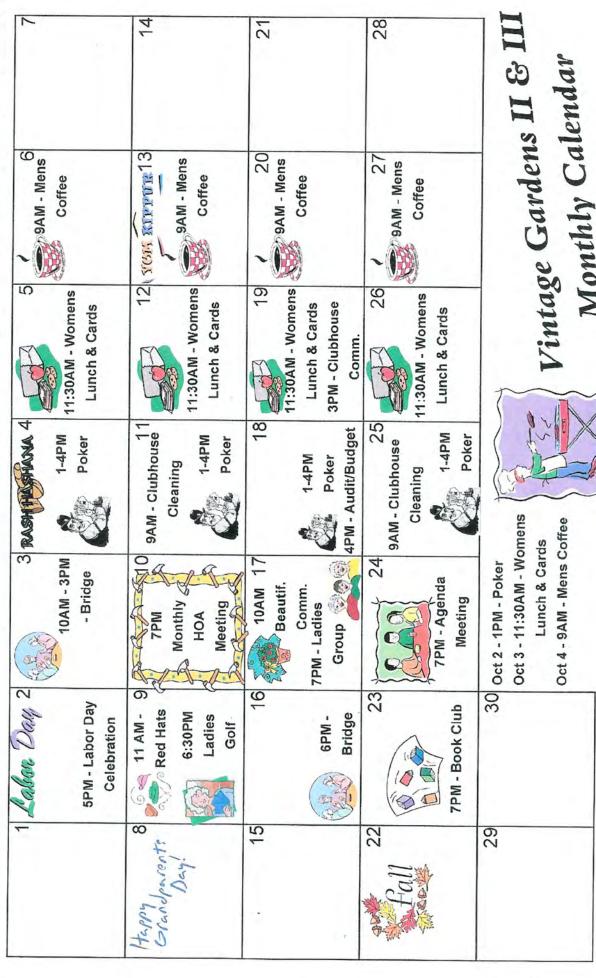
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Monthly Calendar