



Chimney Hills Estates

We put the "neighbor" in neighborhood.

FROM THE HOA PRESIDENT:

Well, this is different! This is the new format for your Chimney Hills Newsletter. Our plan is to send a newsletter to our residents (611 homes) four times a year to keep you informed and plugged into what is happening in CHE. (That's short for Chimney Hills Estates.) I have been personally creating a color Newsletter Magazine for a couple years now. It was well received; however, the bi-monthly project was very time-consuming. Eventually, it dawned on me that I had created quite a job for myself. Not only that, no one else could carry on if I took a break from serving on the Homeowners Association. So, here we are. This new format will be simple and easy to read. Enjoy!



JUNE 9TH IS THE NEIGHBORHOOD GARAGE SALE

Clean out your garage and empty the closet, it's time to sell your junk and treasure. We will advertise in the Tulsa World and put up neighborhood signs. This is fun time to meet neighbors and to shop. We always draw a huge crowd. See you on the streets!

YARD OF THE MONTH

6615 E. 88th Street

Drive by this beautiful home. A contoured flower border will catch your eye right away.

The well-placed hardscaping adds interest to the border and the foundation plantings, which includes several Japanese red maple trees. A variety of smaller, yet interesting shrubs and greenery complement the native rock of the home. All is set off by a healthy green Bermuda lawn.



The Chimney Hills Estates HOA Board meets every month on the 2nd Monday at 7:00 pm. at the Hardesty Library. Please come observe or participate in discussions. Residents are always welcome.



Kid's Parade



On Wednesday, July 4th come enjoy the CHE Kids parade around Crescent Pond.

FOOD, FUN & FAMILY

The parade starts at 10:00 am. Dress up! Decorate your bikes, strollers and wagons. Adults, kids, babies, and pets are welcome. Or bring a chair to watch & wave a flag.

Socialize with us on Facebook. Join the Chimney Hills Estates Group – You're missing out if you are not on our Facebook Group. In the last month, we've lost and found pets, spotted bad guys, shared laughs and alerted each other about strange cars and solicitors. There were posts about fireworks and a debate about security. **The only thing missing is YOU!** To join the CHE group, go on Facebook. Then search for: "Chimney Hills Estates Group". When you find us, just ask to join. (We will ask you what your address is.) All residents, including tenants are welcome to participate. We currently have 523 members.

What's new at the Board Meetings?

- We are still **looking for a volunteer to step up as the Publicity Officer**. This person would take over the newsletter and would help monitor our Facebook Group. They would have an opportunity to participate in discussions at the meetings and to vote on motions.
- Julia Harris continues to do an awesome job on the entrances. If you see her working on one, honk and wave!
- In March we **made the newsletter quarterly, to be mailed out approximately in Feb, May, August, and November**.
- A motion was passed that **in regard to waiving HOA maintenance late fees. Going forward late fees cannot be waived without approval by a majority of board members**.
- The board has turned over homeowner **maintenance fee accounts that owe more than \$500 to an attorney for collection and legal remedy**.
- New Roofing Guidelines are being worked on. **Please contact us before installing a new roof for approval of the weathered wood color and shingle**.
- **Covenant Violation** letters were sent out in April.
- **The HOA is in the process of updating the CHE Bylaws**. Bylaws cover things like how you have meetings, how many people are on the board, how often to have membership meetings, and what's a quorum.
- **The HOA purchased an Accident Policy that covers non-residents**. It will cover any volunteers, like the Scouts or family members that volunteer in any way for a CHE event or project.
- **Financial Report:** Every month we review the bank balances and spending. There is about \$26,000 in unpaid Maintenance Fees that have yet to be collected. Contact us for a copy of the most recent financial report.

The HOA meetings are the 2nd Monday of every month at Hardesty Library - 7:00 pm to 8:00 pm. Look for our sign.

HOA ADDRESS:

Chimney Hills Estates Homeowners Assoc.

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Tulsa, OK 74133