

# 2026-04-14 Oakbrook HOA Meeting

## Invitees

Joe Chalupa  
Ellina Robischon  
Alan Bilsborough  
Marcia Anderson  
Kyle Roth

Ashley Hudson

## Review of March Meeting and Minutes from 4/14

HOA Board Meeting Minutes

Date: 4/14/2026

Time: 6:30 PM

Attendees: Alan, Joe, Marcia, Kyle, Ashley, Shelby (joined late)

### Quick Recap

- **Social Committee:** Strong interest in creating event-based or ongoing committees to shift planning from board to community volunteers, including potential student involvement for service hours.
- **Newsletter:** Delivery created meaningful resident engagement; opportunity to formalize volunteer support and light observational reporting, balanced with caution on covenant enforcement.
- **Covenants:** Ongoing concerns around enforcement consistency, particularly related to long-term decor and property issues; broader covenant updates remain under consideration.
- **Easter Egg Hunt:** Event highly successful with strong turnout; highlighted opportunity to expand community involvement and leadership.
- **4th of July Parade:** Early planning underway; fire department and police participation confirmed; additional coordination and potential volunteer involvement needed.
- **Monument Signs:** Interest in updating; current grants do not apply, but alternative funding options exist; design concepts to be explored.
- **Dues Tracking:** Lack of clear system identified; dues are annual (Jan 1) but tracking and visibility need improvement.

- **Finance:** \$1,730 collected via checks (47 payments), plus Venmo and PayPal activity; \$500 grant received for Ice Cream Social.
- **Operations:** Need for better organization of shared drive and financial records; walkthrough to be scheduled.

## Key Action Items

- **Kyle and Alan:** Develop monument sign design concepts; explore vendor sponsorship opportunities; support social committee structure
- **Joe:** Continue covenant enforcement (trash, dumpster, vehicle issues); monitor 4th of July parade logistics
- **Ashley:** Schedule shared drive/financial walkthrough; provide grant info for monument updates; follow up on legal/covenant questions
- **Alan:** Initiate volunteer outreach for events (4th of July pilot); continue refining agenda/minutes system; support dues tracking clarity
- **Marcia:** Reconcile financial records; align with Ashley on tracking systems and unknown expenses
- **Board (All):** Continue development of social/event committees; support event planning; contribute to covenant and newsletter strategy discussions

## Open / Ongoing

- Social committee structure and volunteer engagement model
- Covenant updates (decor, enforcement clarity, consistency)
- Newsletter delivery approach (volunteer model, digital vs physical)
- Monument sign updates and funding approach
- Dues tracking system and resident visibility
- 4th of July parade planning and delegation

# 5/12 Meeting Agenda

## President's Report (Kyle)

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## VP's Report/Covenant Updates (Joe)

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## Marketing Report (Ellina)

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## Treasurer's Report (Marcia)

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## Secretary's Report (Alan)

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## Events

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## Resident Growth and Retention

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## External Community Engagement

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