

OAK BEND ESTATES

Visit www.oakbendhoa.org

HOA NEWS

SEPTEMBER 2023 Newsletter

HOA BOARD

Officers:

President: Doug Scott
Vice President: Chris Melluck
Treasurer: Sue Arnold
Secretary: Ellen Scott

Section Representatives:

Section 1: Kim Melluck
Section 2: LaVonne Mickelson
Section 3: Open
Section 4: Open
Section 5: Dan Stephens



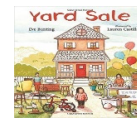
EVENTS

Oak Bend Estates HOA Meeting:

Monday, Oct. 2, 2023, from 6:30 to 7:30 pm
At Avon Public Library
(Basement)

Yard Sale:

Saturday, Sep. 9, 2023
8:00 am to 4:00 pm



DUES:

Dues are \$50.00 per year or \$95.00 for two years.

The invoice was sent recently. If you did not get one, let Treasurer Sue Arnold know.

Your support is greatly appreciated and helps pay for maintaining the neighborhood entrance signs as well as the electricity for the streetlights at the entrances. These funds also pay for the landscaping and upkeep of the three entrances to the neighborhood. Thank you for your support.

Covenants Review on Construction

Any structural alteration or construction to your home/lot requires Board approval as stated in your Covenants, No. 7 (see back page). Approvals for work on your home/lot (some of which may also require the Town of Avon approval) or any requests may be directed to any of the Section Representatives or Doug Scott @dscotthoa@gmail.com

Request Forms can be found on our website.

HOA Minutes/Newsletters

The HOA Meeting Minutes and Newsletters are now being posted on the Oak Bend website under the "Around the Bend" section. We will also be updating copies of the Covenants and Amendments on the website with an official copy from the Recorder's office.

WELCOME TO THE NEW RESIDENTS IN OAK BEND ESTATES!

Contact your Section Rep (see above) if you have any questions/concerns.

Suggestions/Tidbits:

- Please keep your storm drain grates free of debris. These are for rainwater runoff, and they need to be cleared frequently.
- For your review of the Covenants: see <http://www.oakbendhoa.org/covenant-info.html>.
- Reminder: The speed limit on all Oak Bend streets is 25 MPH. We have walkers, dog-walkers, runners and children playing. Thank you.

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Focus on Oak Bend Estates' Covenants:

Complaints or requests for variances to the Oak Bend Estates Covenants may be directed to any of the Section Representatives or Board Members. Any property alterations such as fences or other construction requires Board Approval. Some alterations will also require Town of Avon or Hendricks County approval. You can contact the Board president, Doug Scott, at dscotthoa@gmail.com if you have any questions. Please allow adequate time for your project by making timely submissions to the Board. Below are some excerpts of current interest in our neighborhood:

7. ARCHITECTURAL DESIGN: No building wall, fence, or other structure shall be constructed, erected, placed, or altered in this subdivision until the location plan, building plans, and specifications have been first been submitted to, and approved by, the committee as to the harmony with the exterior design, quality, and aesthetic appearance of structures already built, and as to conformity with grading plans, first floor elevations, location of water wells, destruction of trees and other vegetation, and any other such matter as may affect the environment or ecology of the subdivision. The committee's approval or disapproval as required in these covenants shall be in writing.

10. FENCES require committee approval before erection as provided in section 7 above. No fence shall be placed on any lot or boundary there of that will obstruct reasonable light, air, or view, or will otherwise hinder or damage the aesthetics of the subdivision. Fences erected in the front yards of dwellings shall be open wood fences of a decorative type not exceeding four (4) feet in height. Swimming pools shall be properly fenced to protect the safety of others as required by Section numbered 26 below. Fences in easements are erected at the owner's risk as such fences may be partially or completely torn down by others if they interfere with the installation, operation, and/or maintenance of the facilities for which the easements have been reserved.

13. SIGNS: The only signs permitted to be erected or displayed in this subdivision are: those required by law, a single sign placed by a builder or financial institution to advertise a property during the construction and sales period, a single yard sale or garage sale sign placed by the owner no more frequently than one day twice each year, a single sign placed to advertise the property for sale or rent or to prohibit hunting or trapping. No sign shall exceed five (5) square feet in size.

Each of the five (5) sections of Oak Bend Estates have their own Covenants. Sections 1 and 2 Covenants vary from Sections 3, 4, and 5 in that the final sentence in article 10 above is omitted. This does not mean that you may build a fence or other structure in an easement area in Sections 1 or 2. More than likely (and you may check with an attorney) damages to permanent structures, such as a fence, within an easement which occur in Sections 1 or 2 as in all other sections will be at the owner's expense.

Disclaimer: These covenant articles have been retyped and any error or omissions are entirely unintentional. Please refer to your copy of the Covenants for your Section for the exact wording. Contact your Section Representative for further information.