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1322 Fretz Drive • Edmond OK 73003 • [president@silverhawkhoa.com](mailto:president@silverhawkhoa.com)  
Minutes for SilverHawk HOA Monthly Board Meeting, February 2016

### **Call Meeting to Order**

A Board meeting of the SilverHawk HOA was held on February 2<sup>nd</sup>, 2016 at the SilverHawk Clubhouse. It began at 6:56pm and was presided over by Chris Painter, with Mandy Lunsford as secretary.

### **Roll Call & Quorum Determination**

Voting members in attendance: Chris Painter, Mechille Calhoun, Lisa Slaton, Mandy Lunsford, and Chad Hoffman. Quorum established.

Guests in attendance: Lee McVay and Stephen Hooper from the Mulholland HOA.

### **Approval of Agenda**

A motion to approve the agenda was made by Chris Painter and seconded by Lisa Slaton. The motion carried unanimously.

**Invitation for Guests to Speak:** Lee McVay & Stephen Hooper from Mulholland HOA to Discuss the Dahl SWD Facility & Earthquakes. Slideshow presentation; the facility was opened about two years ago and has recently been approved by the OCC to be a commercial facility (accepts water from other areas.) The facility is running 24 hours a day and has been permitted to inject 2 million barrels per year. The Nemaha Fault Line runs directly beneath SilverHawk; this area was a multimillion barrel oil field in the 1920's and 1930's; these wells have now been plugged and capped. The Mulholland HOA has voted and approved a \$5,500 budget to hire a geologist with the objective to shut down or at least scale back the injections. They believe the injections need to happen properly and in the right place; not less than a 1/3 mile away from the fault line and among millions of dollars' worth of homes. They believe it is only a matter of time before this area along the fault line starts to become the epicenter of earthquakes due to so much water being injected into the Arbuckle Formation beneath us. They are having a tech committee meeting with the OCC on February 16<sup>th</sup> and have asked for the SilverHawk HOA to consider providing written and financial support. They ask that we at minimum put together any complaints about concerns, noise, smells, etc. so that the information can be provided to the OCC and the City Council. (Copy of slideshow presentation available; email [secretary@silverhawkhoa.com](mailto:secretary@silverhawkhoa.com) to request it.)

### **Approval of Minutes**

The previous meeting's minutes were approved through email by Mandy Lunsford and Jesse Kemp on January 11<sup>th</sup>, and approved through email by Lisa Slaton and Chris Painter on January 12<sup>th</sup>. These minutes were posted to the website on January 12<sup>th</sup>. The minutes from the annual HOA meeting were approved through email by Mandy Lunsford, Lisa Slaton, and Jesse Kemp on January 15<sup>th</sup>, and approved through email by Chris Painter on January 17<sup>th</sup>. These minutes were posted to the website on January 20<sup>th</sup>.



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### **Treasurer's Report**

The Treasurer's Report was presented by Lisa Slaton.

### **Committee Reports**

- a. Architectural Committee (Mechille Calhoun):**
  - Outstanding Shed Request: see Motion #1
- b. Legal Affairs/Compliance Committee (Chris Painter):**
  - Communication Procedures Review: Discussion on proper communication channels for the HOA Board and utilizing social media.
  - Declaration & Bylaws: The Board reviewed the drafts for both documents; will have the attorney make requested changes and issue a new draft.
  - Meeting with Attorney (Executive Session for Confidentiality Required)
- c. Welcoming/Social Committee (Lisa Slaton)** Lisa's mother in law will be helping head the committee and she will be baking cookies to deliver to new neighbors.
- d. Grounds/Improvements Committee (Chad Hoffman)**
- e. Pool Committee (Chris Painter):** Checking on the status of fixing the lights and replacing the locks.

### **Old Business**

### **New Business**

- Nomination & Election for Vice President: Mechille Calhoun was nominated and elected; see Motion #2.
- Emails for New Directors:  
Mechille Calhoun; [vice.president@silverhawkhoa.com](mailto:vice.president@silverhawkhoa.com)  
Chad Hoffman; [director@silverhawkhoa.com](mailto:director@silverhawkhoa.com)
- Access to Dropbox: Chris is sending links to the new directors
- Assignments for New Directors: Send bios for website to Mandy; get familiar with the HOA website.
- Committees Discussion; Discussed the roles of each committee; Chad Hoffman volunteered to take over the Grounds/Improvements Committee and Mechille Calhoun is taking over the Architectural Committee.

Also discussed the slideshow presentation from the Mulholland HOA. See Motion #3.



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### **Main Motions**

**Motion #1:** Moved by Mandy Lunsford and seconded by Chris Painter to approve Mr. Bluethman's shed request. The motion carried unanimously.

**Motion #2:** Moved by Chris Painter and seconded by Mandy Lunsford to appoint Mechille Calhoun as HOA Board Vice President. The motion carried unanimously.

**Motion #3:** Moved by Lisa Slaton and seconded by Chris Painter to table the earthquake issue to review at next meeting. The motion carried unanimously.

### **Announcements**

The next monthly Board meeting will be held at the SilverHawk Clubhouse on Tuesday, March 1<sup>st</sup> at 7:00pm.

Anyone wishing to look over the slideshow presentation regarding the Dahl SWD Facility, please send an email to [secretary@silverhawkhoa.com](mailto:secretary@silverhawkhoa.com).

### **Adjournment**

Chris Painter moved that the meeting be adjourned, and this was agreed upon at 9:09pm.

## SilverHawk HOA Secretary

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**From:** Chad Hoffman <hoffmanchad@gmail.com>  
**Sent:** Monday, February 08, 2016 7:44 PM  
**To:** secretary@silverhawkhoa.com; Chris Painter; Mechille Calhoun; Lisa Slaton; Chad Hoffman  
**Cc:** Mechille Calhoun  
**Subject:** Re: Approval Needed: February Board Meeting Minutes

Approved by me.

On Mon, Feb 8, 2016, 7:36 PM SilverHawk HOA Secretary <[secretary@silverhawkhoa.com](mailto:secretary@silverhawkhoa.com)> wrote:

Hello everyone,

Attached are the meeting minutes from the February 2<sup>nd</sup>, 2016 Board Meeting. Please reply to all with your approval or amendments if needed.

Thank you,

*Mandy Lunsford*

Secretary

SilverHawk HOA Board

Call/Text (405) 208-3939

[secretary@silverhawkhoa.com](mailto:secretary@silverhawkhoa.com)

## SilverHawk HOA Secretary

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**From:** HOA Treasurer <treasurer@silverhawkhoa.com>  
**Sent:** Monday, February 08, 2016 8:30 PM  
**To:** Chad Hoffman  
**Cc:** secretary@silverhawkhoa.com; Chris Painter; Mechille Calhoun; Chad Hoffman; Mechille Calhoun  
**Subject:** Re: Approval Needed: February Board Meeting Minutes

Approve. Looks great Mandy. Thanks!

Sent from my iPhone

On Feb 8, 2016, at 7:44 PM, Chad Hoffman <[hoffmanchad@gmail.com](mailto:hoffmanchad@gmail.com)> wrote:

Approved by me.

On Mon, Feb 8, 2016, 7:36 PM SilverHawk HOA Secretary <[secretary@silverhawkhoa.com](mailto:secretary@silverhawkhoa.com)> wrote:

Hello everyone,

Attached are the meeting minutes from the February 2<sup>nd</sup>, 2016 Board Meeting. Please reply to all with your approval or amendments if needed.

Thank you,

*Mandy Lunsford*

Secretary

SilverHawk HOA Board

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[secretary@silverhawkhoa.com](mailto:secretary@silverhawkhoa.com)

## SilverHawk HOA Secretary

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**From:** Chris Painter <president@silverhawkhoa.com>  
**Sent:** Wednesday, February 10, 2016 5:46 PM  
**To:** secretary@silverhawkhoa.com  
**Cc:** Mechille Calhoun; Lisa Slaton; Chad Hoffman; Mechille Calhoun; Chad Hoffman  
**Subject:** Re: Approval Needed: February Board Meeting Minutes

Approve.

Sent from my iPhone

On Feb 8, 2016, at 19:36, SilverHawk HOA Secretary <[secretary@silverhawkhoa.com](mailto:secretary@silverhawkhoa.com)> wrote:

Hello everyone,

Attached are the meeting minutes from the February 2<sup>nd</sup>, 2016 Board Meeting. Please reply to all with your approval or amendments if needed.

Thank you,

*Mandy Lunsford*

Secretary  
SilverHawk HOA Board  
Call/Text (405) 208-3939  
[secretary@silverhawkhoa.com](mailto:secretary@silverhawkhoa.com)

<20160202 Board Meeting Minutes.pdf>

## SilverHawk HOA Secretary

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**From:** Mechille Calhoun <msmechille@hotmail.com>  
**Sent:** Friday, February 12, 2016 11:31 PM  
**To:** secretary@silverhawkhoa.com  
**Subject:** Re: February Board Meeting Minutes

Yes I did and I approve it!

Sent from my iPhone

On Feb 12, 2016, at 3:57 PM, SilverHawk HOA Secretary <[secretary@silverhawkhoa.com](mailto:secretary@silverhawkhoa.com)> wrote:

Hi Mechille!

I am just checking in to see if you received my email with the February Board Meeting Minutes attached. Please let me know if you would like for me to re-send it to you! I am needing to post the minutes to our website as soon as possible, and I need your approval before I can do that.

Thank you,

*Mandy Lunsford*

Secretary  
SilverHawk HOA Board  
Call/Text (405) 208-3939  
[secretary@silverhawkhoa.com](mailto:secretary@silverhawkhoa.com)