

Bristol Park Board of Managers

Monthly Board Meeting – 6.18.2026

Present: Rodney Jones, Anne Hall, Greg Brown, Travis Wright, Wes Hall

Absent: Julie Bisbee-Wheeler

Agenda:

1. Welcome, Call to Order at 7:07 P.M.
2. Public Comment
 - a. Presentation by Nestor and Dee Ann Delgado for Bristol Park Ambassador Program to promote and cultivate engagement of homeowners in the community.
3. Approval of Minutes: Motion to Approve by Rodney Jones, second by Travis Wright, motion carried without objection.
4. Financials
 - a. Only current bank account statements are available because of the issues with the bookkeeper
 - b. Moving current bills to autopay with the bank
 - c. Rodney discovered that the former Treasurer's name was on the City of Edmond utilities account. Rodney proposed that the current board members be put on the account and former board members (Phillips Hall) removed. Anne Hall seconded the motion, and it carried without objection.
5. Bookkeeping, Accountant, and Tax Prep
 - a. New bookkeeper hired: HOA Services of Oklahoma
 - i. Bank Transition needed, Motion to transition to F&M Bank by Anne Hall, second by Travis Wright. Motion carried without objection.
 - ii. Audit – Will be done by the new bookkeeper when the information is handed over
 - iii. Outstanding Invoices-Will be paid via automatic payment with the current bank account
 - b. Taxes will be completed and filed in July
6. Additional Pool Lights
 - a. Will be installed soon
7. Image Committee Violations
 - a. Air BnB – license plates of guests are being documented and communication with property owners via email
 - b. City Violations

- i. Online Reporting is available and is to be used

8. Pool

a. Bathroom Leak/Hot Water Heater

- i. It was discovered that the outside shower had been leaking within the wall for quite awhile and mold had grown inside the wall.
- ii. Estimates from multiple companies and contractors were solicited.
- iii. Estimates were discussed among the board members.
- iv. Travis Wright moved to accept the \$1800.00 bid and was seconded by Greg Brown and the motion carried without objection. Rodney recused himself from voting due to previous work with the bidder.

b. Handrail

- i. The company is coming to fix it.
- ii. The second handrail will not be installed at this time.

c. Swim Team Update

- i. Swim Team Party will be hosted by the HOA after the last meet scheduled for July 13.

d. Pool Rules

- i. Travis Wright is working with FastSigns to design and order new pool rules signs for the pool area

e. Life Preservers

- i. Discussion of the possible replacement of the life preservers used at the pool due to degradation of current life preservers, which are stored on the fence. The cost estimate would be about \$200. Rodney Jones moved that the life preservers be replaced. Travis Wright seconded the motion, and it carried without objection.

9. Common/Shared Maintenance

a. Suspend pending payment

- i. No other entities have sent payment for shared maintenance areas. The Board will direct the current landscapers to maintain only the Bristol Park areas and not incur the cost of maintaining all of the common areas without compensation from the other entities.

10. Meeting Adjourned at 8:45 P.M.

- a. Anne Hall made a motion to adjourn the meeting at 8:45 P.M. Rodney Jones seconded the motion, and it carried without objection.