



OAK HARBOR OWNER'S ASSOCIATION

OAK HARBOR – TANGLEWOOD SHORES

OHOA MEETING MINUTES

SEPTEMBER 13TH 2025

Board Members Present: John Garvin, Jim Skains, C.J. Sickels, Doug Hammer (Frank Smith absent)

The meeting was called to order at 9:30 a.m. by John Garvin, President.

New Board Member Introduction: John Gavin introduced the newest member of the Board, Doug Hammer. Doug will serve a 3-year term.

Cash Status Report / Treasure's Report: Jim Skains provided the Cash Status Report and Treasurers Report.

Committee Reports:

Social Committee: The Social Committee is planning on a Halloween Trunk-or-Treat to be held on Friday, October 31st. Community members who wish to participate in person or donate candy should contact the Social Committee Chair, Frank Smith or call the POA at 903-880-7311.

Architectural Control Committee (ACC): ACC member Cody Rodgers reported one new permit was processed for a trailer to be placed at 112 Southlake Drive (next door to the POA building).

Crime Watch: It was reported that some items were stolen off a boat in the Palisades Drive cul-de-sac near Briarwood Drive. Cameras showed a blue sedan at that scene. Incident was reported to the Henderson County Sheriff's office.

Old Business: The fishing pier located in Tanglewood Shores at 116 Tanglewood Loop is now open.

New Business: Doug Hammer, newest Board member, stated he was happy to serve on the board and reminded attendees that despite periodic differences of opinion, we all have the same goals to improve our community. He also stated we should conduct our meetings with respect and integrity in mind.

Owners' Comments:

1. A concerned owner stated they felt last month's meeting minutes needed to be updated/corrected to reflect discussions about Board membership.
2. Doug Hammer, newest Board member, stated he was happy to serve on the board and reminded attendees that despite periodic differences of opinion, we all have the same goals to improve our community.
3. Owners expressed concern over standing water in the ditches along Fernwood Drive. It was reported that water was a result of East Cedar Creek Fresh Water Supply District (FWSD) flushing the water lines. Concerned residents should contact East Cedar Creek Water Supply District at 903-887-7103. Owners are reminded that East Cedar Creek FWSD holds monthly meetings which are open to the public. The remaining meetings scheduled for 2025 include October 15th, November 19th, and December 17th. Meetings are being held at 12:30pm at 115 Hammer Road, Gun Barrel City.
4. An owner asked if the POA had community goals? Board members stated we need to update our goals and would be reaching out to the community on Facebook to solicit ideas. Doug Hammer stated he would take lead on goals and said initial thoughts were to organize goals around three overall objectives (1) improving the safety and security of our community, (2) improving the property values of our community, and (3) improve our overall sense of community amongst our members. One of the goals we need to accomplish is updating of our Restrictions and Bylaws.
5. The Board reminded owners that they can find our Restrictions on the Oak Harbor POA website. It was also stated that any updates to Restrictions will have to comply with both State and Henderson County laws.
6. An owner asked if we could add wording to our POA sign that stated everyone was welcome to attend our monthly meetings.

7. An owner stated that when people call the POA phone number with questions / concerns they are not getting a call back.
8. Cody Rodgers stated he was organizing a Toys for Tots campaign this Christmas and solicited help from anyone willing to participate.

The meeting adjourned at time 10:15am.



Submitted by:

C.J. Sickles

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9/13/2025