



Tulsa County Clerk - MICHAEL WILLIS
Doc #: 2026037505 Page(s): 3
04/28/2026 03:30:59 PM
Receipt #: 2026-26787
Fees: \$22.00

First AMENDMENT TO THE BYLAWS OF WASHINGTON LANE HOMEOWNER'S ASSOCIATION Phases I-VI, INC.

This Amendment to the Bylaws of **Washington Lane Homeowner's Association Phases I-VI, Inc.** (the "Association") is made pursuant to **Article XIII, Section 13.1** of the Bylaws and shall be effective upon adoption by the Members as provided therein.

The HOA membership voted at Annual meeting, held February 25, 2025, with quorum present in person or by Proxy, more than 2/3 of the Members were in favor of adopting the following Bylaw changes as evidenced in the Board Meeting Minutes, dated March 3, 2025 stating the ballot count from the 2025 Annual HOA Meeting. – See attachment.

1. Amendment to Article III, Section 3.2 – Annual Meetings

Article III, Section 3.2 of the Bylaws is hereby **amended and restated in its entirety** to read as follows:

3.2. Annual Meetings.

The first annual meeting of the Association shall be held in the month of February, 2005. Thereafter, the annual meetings of the Association shall be held during the month of **March or April** of each succeeding year, at a date to be set by the Board of Directors. At such meetings, members of the Board of Directors shall be elected in accordance with the requirements of these Bylaws. The Members may also transact such other business of the Association as may properly come before them.

2. Amendment to Article X, Section 10.4 – Annual Accounting

Article X, Section 10.4 of the Bylaws is hereby **amended and restated in its entirety** to read as follows:

10.4. Annual Accounting. A review of Association funds and a financial statement shall be prepared and presented to the Association by the Treasurer. A **certified public accountant shall perform a review** each year. The accountant shall prepare a summary of findings that shall be made available to all members upon request.

No other changes will be made to the Bylaws outside the amendments specifically set forth herein and all other provisions of the Bylaws executed/entered on the 27 day of April, 2026, will remain in full force and effect.

CERTIFICATION AND EXECUTION

The undersigned officers of the Association hereby certify that this Amendment to the Bylaws was duly adopted by the Members of the Washington Lane Homeowner's Association, Inc., in accordance with Article XIII of the Bylaws.

WASHINGTON LANE HOMEOWNER'S ASSOCIATION Phases I-VI, INC.

Helen I. Smith

Vice-President

Printed Name: Helen I Smith Date: 4-27-26

Kimberly Dryden

Secretary

Printed Name: Kimberly Dryden Date: 4/27/26

NOTARY ACKNOWLEDGMENT

State of Oklahoma

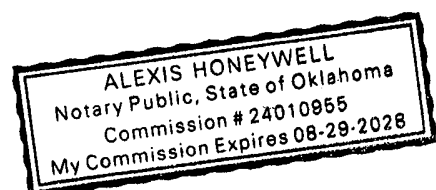
County of Tulsa

On this 27th day of April, **2026**, before me, the undersigned Notary Public, personally appeared Helen I Smith, known to me (or satisfactorily proven) to be the **Vice-President** of Washington Lane Home Owner's Association, Inc., and Kimberly Dryden, known to me (or satisfactorily proven) to be the **Secretary** of said Association, who executed the foregoing instrument on behalf of the Association and acknowledged that they executed the same as their free and voluntary act and deed for the uses and purposes therein set forth.

Alexis Honeywell

Notary Public

My Commission Expires: August 29, 2028
Commission No.: 24010955



**Washington Lane HOA Phases I-VI
Board Meeting Minutes
March 03, 2025**

Minutes of the Board of Directors Meeting of the Washington Lane Homeowners Association, Broken Arrow, OK, held at the at the home of Kim Dryden, 2509 S. 17th Street, the meeting was held at 6:00pm on March 03, 2025.

CALL TO ORDER: 6:00pm by Kim Dryden, President

Present: Kim Dryden-President, Helen Smith-Treasurer, Andrea Caldwell-Secretary, Kendal Coats-Member at Large

Guests Present: Archie Devore and Sharon Trogdon – HOA Members to serve as the “watchers” for the ballot count.

I. NEW BUSINESS:

- A. HOA Annual Meeting BALLOT Count – The brown envelopes were presented and unsealed in the presence of the “watchers.”
- B. The ballot count was performed.
- C. The voting results were as follows:

A Board member was not elected.

44 Votes by Written Ballots were collected at the HOA Annual Meeting:

Nominee from the floor, John Newfield: 19 Yes, 24 No

Write in Nominee, Chris Whybrew: 1 Yes

39 Votes by Proxy were collected prior to and at the HOA Annual Meeting:

Nominee John Newfield: 5 Yes, 32 No

Nominee Destiny Green: 1 Yes (declined nomination)

Nominee Kim Dryden: 1 Yes (not up for re-election at this time)

The following 2 Bylaw changes were voted in:

71 Yes, 12 No: Change the language in Bylaw, 10.4 from CPA Audit to CPA Review.

75 Yes, 08 No: Change the language in Bylaw, 3.2 to change the Annual Meeting date from the month of February to the month of March or April.

The following Bylaw change was Not voted in:

40 Yes, 42 No, 1 Abstain: Change the Quorum requirement in Bylaw, 3.5 from 20% to 10% in order to hold official meetings.

Outcomes of Additional Voting:

27 Yes, 56 No: Are you in favor of up to a \$200 one-time Special Assessment in order to install a new park fence?

18 Yes, 65 No: Are you in favor of hiring a bookkeeper? (fall 2025)

NEXT MEETING DATE:

The next Board meeting is rescheduled for March 11, 2025 at 6:00pm.

The Board meeting adjourned at 7:40pm.

Prepared by the Board of Washington Lane HOA Phases I-VI

*Kimberly Dryden, President
WL HOA Phases I-VI*