



THE HILL

AT BRICKTOWN

January 2018 Newsletter of The Hill at Bricktown Homeowners Association

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Community News

- ⇒ **Freezing Temperatures:** As temperatures are getting colder, take precautions to avoid freezing pipes. **Leave cabinet doors open underneath sinks and faucets and keep indoor faucets dripping so there is a continuous flow to avoid pipes from freezing. *If you have a vacant home, please insure that the heat is on and pipes are wrapped to avoid pipes from bursting.*** If you are in need of assistance from our maintenance department, please contact Property Manager, Teresa Ralls at 405-236-4747 ext. 29 or email her at tralls@propertyokc.com.
- ⇒ **Town Hall:** The Homeowners Association would like to invite all residents to know the Town Hall is available for parties, gatherings and meetings. Reservations and a refundable cleaning deposit are required. If the Town Hall is not returned in the condition it was then the deposit will not be refunded. To make a reservation, please contact your Property Manager, Teresa Ralls at 405-236-4747 ext. 29 or email at tralls@propertyokc.com.

Important Insurance Information

Owners need a Personal Townhouse/Condominium Insurance Policy to cover your Building Obligations, Personal Contents, Personal Liability, Loss Assessment Insurance, HOA Dues Insurance and Additional living expenses. Contact your Insurance Agent and provide them with the information listed below:

Liability Insurance: This insurance is to protect you as the Homeowner from third party claims against you personally.

Personal Property Insurance: This insurance would cover all items that are not built in the home, such as the refrigerator, furniture, art work, pictures, clothing, area rugs, electronics, jewelry and firearms.

Additional Living Expenses and HOA Dues Insurance: This insurance gives you a monthly living allowance if you are displaced from your home because of fire or other disasters; and your HOA dues can be paid for you at the same time.

Property Insurance: This insurance is for items not covered by the Association's Property Insurance Policy. These items may be installed or built into your home which exceed the cost of the "Builder's Standard Finish." An example is if you decide to put in wool carpet in bedrooms that cost \$80 per sq. yard and the original builder's cost was \$30 per sq. yard, then you will need additional Property Insurance to cover the \$50 per sq. yard for the difference for the carpet.

Loss Assessment Insurance: The Association has a deductible in its insurance policy of \$10,000 for all disasters except wind and hail damage which is 1% of the homes insured value. If there was a fire in your home and it sustained \$25,000 in damages, the Association's Insurance Company would only pay \$15,000. To complete all the repairs to the home, there would be a loss assessment charged to the homeowner of \$10,000 by the Association, which would be paid by your Loss Assessment Insurance less the deductible on this personal policy. At this time your Loss Assessment coverage should be set at a minimum of \$10,000.

Please contact your insurance agent if you do not have all six of these insurance coverages. Your Insurance Agent can explain these coverages more completely. Please feel free to contact Michael Biddinger at 405-236-4747, ext. 23 if you would like to discuss this insurance information.

Your Management Company

Michael Biddinger Real Estate, Inc.
12020 North Pennsylvania Ave.
Oklahoma City, Oklahoma 73120
405-236-4747

After Hours Emergency Extension 59

Michael Biddinger -Owner	Ext. 23
Charlotte Wylie -Office Manager	Ext. 25
Angie Napolitano -Accounting Clerk	Ext. 22
Darla Ray -Administrative Assistant	Ext. 10
Teresa Ralls - Property Manager	Ext. 29

Online Services

AT WWW.PROPERTYOKC.COM

You can view the Bylaws, the Declarations of Covenants, Conditions and Restrictions that govern the operation of your Community. Also posted on the website are the Newsletters and Rules and Regulations. Click the tab on the top of the page that says "Find your HOA", scroll down the list until you see: **The Hill at Bricktown.** (Click on).

The Hill at Bricktown

HOA monthly dues are due on the 1st of each month and late after the 20th.
All payments must be made out to The Hill at Bricktown Homeowners Association and must be in the form of check or money order only.

Online payment options are also available at www.propertyokc.com.

NO CASH WILL BE ACCEPTED

Checks may be dropped off or mailed to the following address:

The Hill at Bricktown Homeowners Association

12020 N. Pennsylvania Avenue

Oklahoma City, OK 73120

Monthly Invoices and Statements are available via e-mail.

If you prefer to receive your monthly invoice by e-mail, please e-mail Angie at awall@propertyokc.com with your preferred email address.

January Events Around OKC

Chesapeake Energy Arena:

January 9 - Thunder vs Portland
January 15 - Thunder vs Sacramento
January 17 - Thunder vs Los Angeles Lakers
January 20 - 21 - Professional Bull Riders
January 23 - Thunder vs Brooklyn
January 25 - Thunder vs Washington
January 28 - Thunder vs Philadelphia
January 30 - Toby Mac

Cox Convention Center:

January 6 - OKC Blue vs South Bay Lakers
January 19 - OKC Blue vs Reno Bighorns
January 21 - OKC Blue vs Memphis Grizzlies
January 31 - OKC Blue vs Iowa Wolves

Civic Center Music Hall:

January 13 - Inasmuch Foundation Series, Joshua Roman,
Cello presented by OKC Philharmonic
January 26-27 - Cirque Musica - Heroes and Villains
Presented by OKC Philharmonic

January 12-14 come to the OKC Boat, RV and Tackle show at the OKC State Fair Park. Admission is \$10 for adults; children 12 & under are free; Military ID/Senior Citizens \$2 off or pick up a buy one get one free ticket at any OnCue. For more information you can visit www.okcervandboatshow.com or call 405-787-0787.

Enjoy the Devon Ice Skating Rink at the Myriad Botanical Gardens & Crystal Bridge from January 1-28. Admission is \$13 for all ages or \$8 if you bring your own skates.

January 4 - February 25 on Thursday's, Friday's, Saturday's and Sunday's from 12:00p.m. - 6:00p.m. visit the Current Studio located at 1218 N. Pennsylvania Ave. to experience Shift. SHIFT is a fully-immersive, experiential art installation that challenges the participant to physically explore the full-sensory environment. Factory Obscura, a collective of artists and community builders, formed earlier this year to produce large scale installations that require new forms of audience engagement. This is the first such installation. Spurred by the desire to cause a shift in thinking, Factory Obscura has launched a long-term vision for growth with SHIFT at Current Studio. This installation is the first leading the collective toward a future permanent location in Oklahoma City.