

Township Violations

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Owner-Occupant
8850 Sedona Ct
Lewis Center, OH 43035

Oak Creek Association, Inc.
P. O. Box 626
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OAK CREEK GAZETTE

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Chairman & President
614-570-0858

Nelson Katz
Trustee
Vice President at Large

Rosalind Katz
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Brian Steyer
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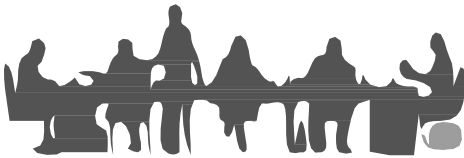
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Oak Creek Association, Inc.
PO Box 626
Lewis Center, OH 43035-9626

Web: OakCreekAssociation.com

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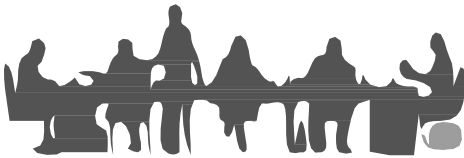
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Lewis Center, OH 43035-9626

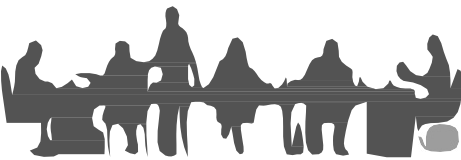
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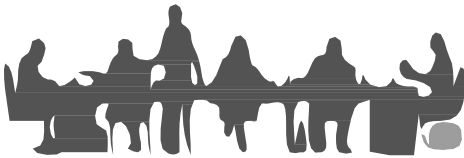
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Trustee
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Rosalind Katz
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Vice President,
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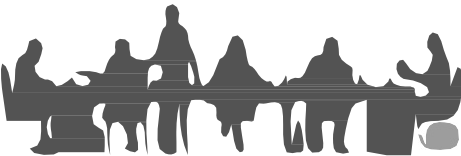
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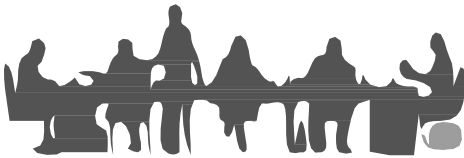
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ANNOUNCING . . .

Oak Creek Association
Homeowners Meeting
Election of Trustees



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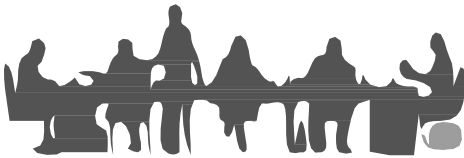
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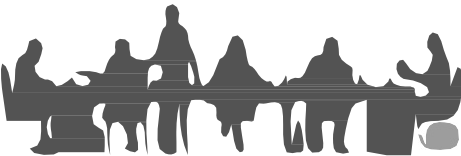
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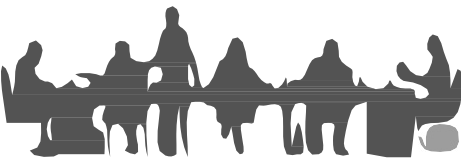
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Chairman & President
614-570-0858

Nelson Katz
Trustee
Vice President at Large

Rosalind Katz
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Brian Steyer
Vice President,
Operations
740-815-1031

Randy Green
Treasurer
614-531-1050

Oak Creek Association, Inc.
PO Box 626
Lewis Center, OH 43035-9626

Web: OakCreekAssociation.com

Facebook: Search for Oak Creek of Lewis Center

Respect Our Neighborhood and Help Keep It Beautiful
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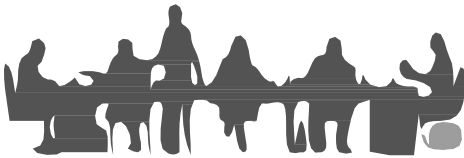
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Rosalind Katz
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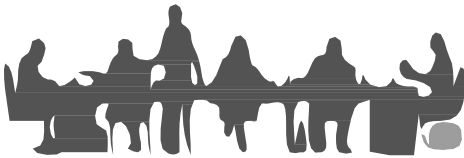
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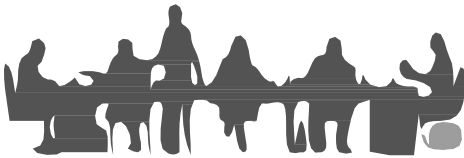
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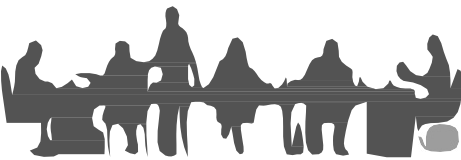
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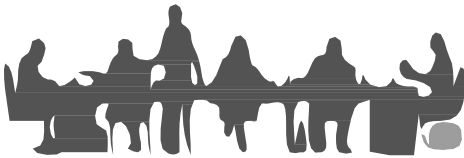
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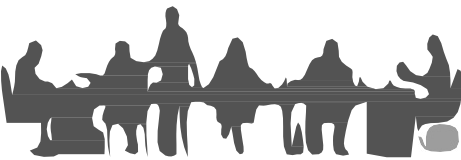
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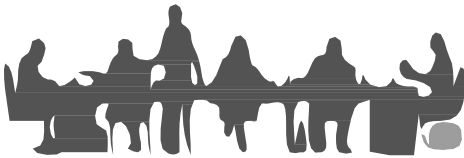
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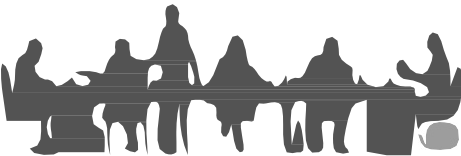
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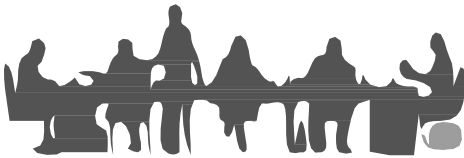
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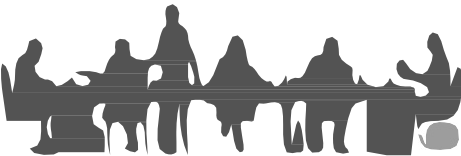
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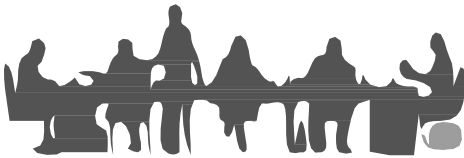
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Lewis Center, OH 43035-9626

Web: OakCreekAssociation.com

Facebook: Search for Oak Creek of Lewis Center

Respect Our Neighborhood and Help Keep It Beautiful
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Thank you!

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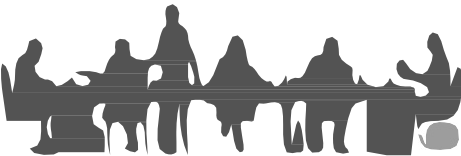
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OAK CREEK GAZETTE

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Rosalind Katz
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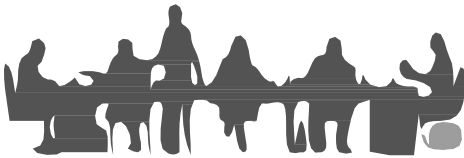
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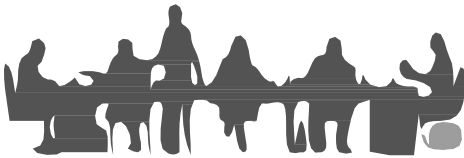
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Oak Creek Association, Inc.
P. O. Box 626
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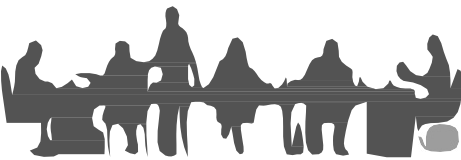
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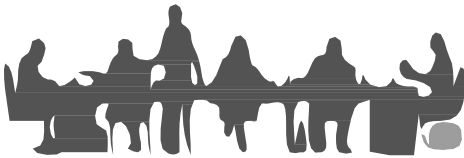
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Township Violations

Trash Collection: Please contact RUMPKE for the beginning or ending of services, or any trash issues include containers at 800-828-8171. We post the trash pickup holiday schedule on our website.

Multiple Families: We are single-family dwelling community. This does not mean that our children or parents don't live with us. But it does mean that several families cannot reside in a house that is not built to accommodate them. If you have a concern, contact the Zoning Department at Orange Township. (orangetwp.org)

Parking: If residents are parking in areas marked as "no parking this side of street" please contact the Sheriff. If residents are parking in their driveways so as to block the sidewalk or road, again contact the Sheriff, not the Association.

2025 Projects



This Spring the missing fence caps will be replaced along with those needed to have the caps all match.. Otherwise, plans include regular maintenance of property; i.e., entranceway beds, mowing, ponds, fountains, and the removal and replacement of trees as needed. Other than power washing the perimeter fencing, no major projects are planned for 2026.

Owner-Occupant
8810 Sedona Dr
Lewis Center, OH 43035

Oak Creek Association, Inc.
P. O. Box 626
Lewis Center, OH 43035-9626



OAK CREEK GAZETTE

NEW LOCATION! Next annual meeting will be held on Tuesday, March 31, 2026, in the Orange Community Room of the Orange Branch of the Delaware County District Library from 7-8 P.M., 7171 Gooding Blvd.

2025 Trustees and Officers

Gloria Gaskey
Chairman & President
614-570-0858

Nelson Katz
Trustee
Vice President at Large

Rosalind Katz
Trustee
Vice President at Large

Brian Steyer
Vice President,
Operations
740-815-1031

Randy Green
Treasurer
614-531-1050

Oak Creek Association, Inc.
PO Box 626
Lewis Center, OH 43035-9626

Web: OakCreekAssociation.com

Facebook: Search for Oak Creek of Lewis Center

Respect Our Neighborhood and Help Keep It Beautiful
Please keep your yard treated for weeds, trash free, and clean up after your pets.
Thank you!

ANNOUNCING . . .

Oak Creek Association Homeowners Meeting Election of Trustees



The Association is required to have an annual meeting for the election of trustees. There must be 3 trustees. Any interested homeowner (whose dues are current) is eligible to be a candidate for the 2026-2027 term. If you have a desire to help maintain our community and are able to make the time commitment, please consider contacting us about being on the ballot or volunteering to help with some administrative projects. The time commitment for a non-officer trustee is about 2-4 hours a month. A trustee who also assumes an officer position has an average time commitment approaching 5 to 10 hours a month. This varies based on issues and projects that need attention. To be included on the printed ballot, nominations must be received by March 20, 2026, at P. O. Box 626, Lewis Center, OH 43035 or by email. The term is for one year from April 1, 2026 to March 31, 2027. There is no monetary compensation for the position of Trustee. There is a modest compensation for Association officers. As of the mailing of this newsletter, the candidates are as follows:

- Gloria Gaskey**—Current President (16 years) and Trustee (20 years between 2003 and 2026); Vice President of Inter-State Heritage Agency, a life, health and annuity insurance agency; Resident since 1997.
- Nelson Katz**—Current Trustee and Vice President (13 years); Orange Township Trustee from 2008-2011; Software Engineer for 40+ years; and worked for Source Point, a Delaware County non-profit that serves adults 55 and older; Resident since 2000.
- Amber Pruett**—Board member of the Orange Creek Elementary PTO for 2 years; Nurse for 21 years; wife and mother of 2 children (son 9 and daughter 12); dog lover; and resident since 2013.

Annual Multi-Neighborhood Garage Sale

The dates for this year's Annual Multi-Neighborhood Garage Sale are Friday, June 12th and Saturday, June 13th, 9:00 AM - 4:00 PM each day, Rain or SHINE. Participation is free!

Great items to sell include Baby Clothes, Kids Toys, Furniture & Accessories, Scrapbooking stuff, Crafts & Art Supplies, Home Office & Computers, Lawn Care & Garden Tools, Outdoor Living - tables, chairs, umbrellas, plant pots, & more. Cameras, Phones, Electronics, DVDs, Books, Lamps, Pictures, Household Furniture, Bedding, Home Accessories, Tables, and more!

Alternative Heating and Power

The Oak Creek Association has adopted guidelines and procedures for Solar Panels. Please refer to the website for details and an application.

Dogs

We understand that our pets are family members. However, for the safety of young children (who may be scared by your pet), the elderly, who could also be knocked down, or other small pets, please keep your dog on a leash and under control when you walk it in the neighborhood. And *please, please, please*, clean up after your dog!

DEED RESTRICTIONS OVERVIEW

If you do not have a copy of your deed restrictions, you can access them from our web site at www.oakcreekassociation.com. It is very important to review the deed restrictions before building, planting, fencing, etc. In addition to the deed restrictions, Orange Township has additional restrictions that should be checked for your own protection (call 740-548-5430 x 124). If you have any questions, the trustees will gladly address or assist with your concerns. We do require that any complaints regarding deed restrictions violations (1) provide the nature of the violation, (2) provide the property address, and (3) be put in writing and mailed or emailed to us. If you wish to receive a response from us, include your name, address, and phone number so we can contact you in a formal manner.



TREASURER'S REPORT

Invoices for the 2026 dues were mailed in January and were due by January 31, 2025. The annual dues remain \$165. Our budget for 2025 is approximately \$68,000* for maintenance of the common areas and other Association expenses. Thank you for paying your dues promptly.

As you know, by virtue of owning property in Oak Creek, you are automatically a member of the Oak Creek Association. Association dues, like real estate taxes, are assessed on and directly tied only to the property and subject to similar collection processes. In other words when you purchase a home, it comes with dues and taxes.

Payment of dues is not contingent on any other factor. If you have not already done so, please pay instantly by credit card or e-check by accessing our web site, then clicking on the Square logo on our homepage at www.oakcreekassociation.com OR make your check in the amount of \$165.00, payable to Oak Creek Association, Inc. and mail to Oak Creek Association, Inc., PO Box 626, Lewis Center, OH 43035-9626.

*Please Note our expenses continue to increase; but we are projected to be financially sound this year and do not have to dip into our reserves. However, there will be a \$10 increase to the 2027 dues.

Below are Do's and Don'ts:

PARTIAL QUICK GUIDE TO WHAT WE MUST DO AND WHAT WE CANNOT DO;

- Cut your grass and clean up clippings afterwards.
- Treat your lawn for feeds (crabgrass, dandelions, clover, etc.) Tip: at least 4 times a year.
- Maintain planting beds. No beds overgrown with weeds and no planting allowed to grow out of control. No vegetables in the front or on the sides of your house—Small in size and small in number; i.e., herb and vegetable (lettuce, tomatoes, peppers, chives, basil, scallions) gardens are permitted in the back yard. But No Large Vegetables/plants such as Corn, Sunflowers, and No cantaloupe or watermelon vines. Nothing that takes over the yard.
- Cannot have campers, trailers, boats, RV, or commercial vehicles in the driveway or on the street more than 24 hours in a 30-day period.
- No undriveable vehicle can be in front of premises for more than 7 days.
- No outdoor clothes drying.
- No trash receptacle in view of public from street or abutting properties. Trash is not to be put out prior to the evening before - this would be Thursday (except holidays, then Friday), and after 6:00 p.m. For pick up next day. Trash is NOT to be put on the sidewalks. It is also recommended that if a storm or high winds are pending, do not put trash out until the storm passes, keeping your trash from blowing all over the neighborhood. Promptly remove empty trash receptacles from sight along with any remaining items.
- No sheds or storage structures.
- Fencing must meet your specified deed restriction.



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