

The REAPER

Newsletter of the Old Brook Farm Association – March, 2026

2026 OBFA Annual Meeting

The Old Brook Farm Association's Annual Meeting is scheduled for 2:00 PM on Sunday, March 8, 2026. As in past years, the meeting will take place at St Joe Township Community Hall located at the corner of St. Joe Center and Maplecrest Roads. Mark your calendars and please plan to attend. **DON'T FORGET THIS IS SPRING FORWARD WEEKEND!**



2026 OBFA Maintenance Fees

The Board has acted to set the 2026 HOA Maintenance Fee Assessment at \$55.00. As in the past, a \$5.00 discount applies when paid on or before the due date of Sunday, March 8, 2026. This discount applies only to those who have remained current with their dues. After March 8, 2026 dues will be \$55.00 for the current year. An invoice was mailed in January. Dues help cover the cost of snow plowing, liability insurance and post office box rental. Please make checks payable to: **Old Brook Farm Association**. They can be mailed to **OBFA, PO Box 15764, Fort Wayne, IN 46885-5764** or attend and pay at the Annual Meeting. **THANK YOU!**

Board of Directors

The Board is currently in need of a Vice-President and 3 persons interested in serving on the Board. It is a commitment of four (4) meetings, plus the Annual Meeting. Meetings are scheduled in January, March, September, and November. Serving on the Board is restricted to property owners whose name is on the Deed of one or more of the 128 parcels in the Old Brook Addition in the City of Fort Wayne. Property owners must reside in the Old Brook Farm addition and must have been a resident for at least one-year. Those who meet this qualification and are interested in serving on the Board may submit an email containing your name, address and a brief comment stating your interest in serving to: sec-treas@oldbrookfarm.org. Please give this some serious consideration.

As they end their tenure, the OFBA Board wishes to thank Barton Forrester, James Huffman, and William Stoots for their service to the Board.

In addition, OBFA recognizes the service of Dan Boen on the OBFA Board and expresses condolences to his family on his passing this last November.

Snow Plowing

REMINDER: You can help the improve the process by moving your cars off the street and into driveways when we expect 2 or more inches of snow. Let's all do our best to help them make their job a little easier.

Ten Things Every HOA (Home Owners Association) Resident Should Know

1. Read, understand and follow the restrictive covenants and by-laws of your HOA. Ours can be found at www.oldbrookfarm.org under the correct section.
2. Your HOA will appreciate you paying your Maintenance Fees on time.
3. Be sure to read all communications from your HOA including newsletters, assessment notices, payment reminders, etc. Don't let a minor fee escalate to the point the HOA must turn the matter over to an attorney.
4. Do what you can to maintain your property to the governing documents and rules. Encourage and assist your neighbors to do the same. Make your neighborhood look welcoming.
5. Check out the Architectural Review Application for your HOA if you are making improvements to your property. This includes sheds, fences, pools etc. Check www.oldbrookfarm.org for the correct form.
6. Understand the HOA has certain responsibilities to the membership including compliance with federal and state laws, fiduciary responsibility by board members, elections, due process and much more as defined in the covenants and by-laws.
7. Stay informed and participate in the business of your HOA by attending the annual meeting, understanding the budget, and volunteering to serve on the board.
8. Be sure the secretary-treasurer has a current address for mailings if you own property, but do not reside in the neighborhood. A current email address may also assist in communication between the HOA and a resident.
9. If your home is a rental property or occupied by others be sure to share that they need to follow the restrictive covenants such as parking, architectural changes, and other requirements.
10. Become familiar with the names of the Board Members of your HOA. These can be found at www.oldbrookfarm.org

Recorder's Office Information

Property Fraud Alert

For most people, their property is the biggest investment they will ever make. Protect your property with our FREE Property Fraud Alert. It will notify you via phone call, text or email if a document has been recorded in your name.



Neighborhood Resource Center

This site is the gateway to a Free online tool for finding and viewing plats, covenants, and restrictions for hundreds of subdivisions and condominium developments in our community.

Honor Reward Card

To show our appreciation for all of our veterans, we are excited to offer our Allen County Honor Rewards Card. After a veteran records their DD-214 with us, we can enroll them in the program. They will receive a card stating that they are a veteran, and they are able to use the card for discounts on items and services at participating businesses.



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Find Additional Information at
www.oldbrookfarm.org