



# Inside Hyde Park

March 2022

Volume 2, Issue 3

## Russell's World

by **Paul Wentz**, Editor, *Inside Hyde Park*, and HP Homeowner

Some of us take longer to figure it out, but Russell Ruggieri knew in high school what his career path would be. A high school instructor saw technical talent in Russell, and the instructor suggested that he pursue a career that took advantage of his abilities. With this in mind, Russell sought training and experience in the Army. After four years, Russell had lots of technical knowledge in missile communications systems, which would kick-start his career in the technical field. Over the course of 43 years, his knowledge and experience would advance from tubes, to digital systems, to the internet, to fiber optics, and much more.

After his discharge from the Army in 1972, Russell remained at his last duty location, Colorado Springs, to earn his associates degree and begin his civilian career in communications technology. It was during this time, at his first job, that Russell received a call from a friend at American Broadcasting Corporation in Los Angeles to let him know that there were job openings at ABC. Thus began Russell's decades-long career in Los Angeles, working for a number of three-letter companies, such as ABC, CBS, and TAV.

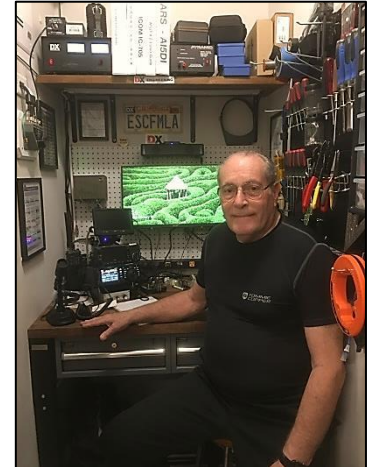
Russell's love of technology continues unabated. In his garage is a small shop that could be called Russell's World. It is full of magic, i.e., equipment that is way beyond my understanding but provides him with great satisfaction.

Russell's fascination for technical systems has influenced other pursuits as well. In addition to mastering the mysteries of technology, he has also challenged the mysteries of flight. He has earned a license with multiple ratings that include glider, single engine, multi-engine, and instrument rating. Russell demonstrates his faith in technology every time an airplane he pilots lifts off the ground. But it is his glider license that truly fascinates me. For a person who has devoted their work life to

technology, it amazes me that Russell would rely on an aircraft that lacks many of the technological features found on an aircraft with an engine.

Back on the ground here at Hyde Park, Russell has shared his technical expertise to

help keep fellow homeowners safe and clubhouse electronic systems operating. An example of this includes his assistance with the installation of additional security cameras. When a television malfunctions, you can find Russell troubleshooting and fixing. When a speaker system acts up, Russell is there to repair it. Thank you, Russell, for sharing your technical knowledge with us. **HP**



## Scammers are Everywhere!

by **Cathy Reynolds**, Tulsa Police Dept., Retired, HP Security Committee and HP Homeowner

It's that time of year again: scammers are everywhere. You may receive "alerts" or "warnings" from various entities, calling themselves the IRS, Social Security, your bank, etc. The contacts may come in the form of an email, text message, or telephone call. Typically, they come with the threat of arrest or some type of legal action. Demands will be made for immediate payment via gift card, by prepaid debit card, internet currency, or by mailing cash. They may also require personal information. Do NOT respond in any fashion.

None of these actual entities will contact you in this manner. Do NOT give the person any personal information. If you have answered the phone, just hang up. Better yet, ignore the calls altogether! **HP**



## EDITORIAL

### Hopes and Expectations

by Paul Wentz, Editor, *Inside Hyde Park*, and HP Homeowner

#### Hopes

Mary and I lived in our last residence for 18 years. We resided in our custom built house on a hill in the middle of two wooded acres overlooking Lake Keystone. We enjoyed amazing sunsets and calming views of the lake, especially from our second floor deck. So, why did we give that up? As perfect as it appeared and after many enjoyable years, we realized that something essential was missing. We were isolated in our park-like setting. Our company was the deer, the rabbits, the foxes, and the occasional bobcat. Sure, we had neighbors, but like most neighborhoods, we minimally interacted with one another. There was very little community amongst the homeowners.

What was missing was you, our community. What we hoped for and found at Hyde Park was not just a nice new house, but a home. During our many visits while the house was under construction, we met lots of wonderful and welcoming Hyde Park residents. When we moved into our new home, we continued to meet our new neighbors while walking the streets of Hyde Park. And at the many clubhouse activities, Mary and I have enjoyed getting to know our Hyde Park family.

#### Expectations

Hyde Park gave Mary and me a community. Its homeowners association gave us investment protection. When we were given a binder filled with covenants, conditions, restrictions, by-laws, and guidelines, we realized that the intention of all these rules was to protect the value of our house.

To ensure that all the rules are complied with, we have a board of directors, the members of which are selected by the votes of the HOA's homeowners. It is the responsibility of the Board to provide oversight and corrective action as required, to govern the affairs of the association, and to act as our representatives. It is my responsibility and obligation as a homeowner to be familiar with the rules. I believe it is also my responsibility and obligation to share with the board my thoughts and suggestions about current HOA matters. It is my expectation that the Board of Directors will keep the association of homeowners informed of current issues. Sharing information, keeping one another informed, is a reciprocal responsibility.

I believe that the Hyde Park Board of Directors wants to do what is in the best interest of Hyde Park homeowners. However, how does the Board know what is in our best interest? Well, certainly, one critical source of information is homeowners. To avoid misunderstandings, there must be a free flow of information between the Board and the homeowners.

I believe that a policy of the Board, and its related rule in the By-Laws, restricts the free flow of communication and should be changed. I would like to make two suggestions:

1. Revise By-Law Article IIIB, Section 14, page 6 to permit open discussion during Board meetings **before** motions are made and voted on. This would allow for proposals and potential revisions before a vote is taken. Section 14 reads in part, homeowners "...other than directors may not participate in any discussion or deliberation unless permission to speak is requested on his or her behalf by a director." This rule restricts reciprocal communication. And the big benefit of a more democratic process is that Homeowners will know that they had an opportunity to influence an outcome.
2. Provide CC&R, By-Law, etc., classes. Education is a key to a successful HOA.

The HOA Board members have a challenging responsibility, and I appreciate their efforts. **HP**