



## **Association History**

The purpose and objective of the Oberbeck Farm Neighborhood Association is to preserve property values and to promote quality of life and neighborhood safety for all residents of Oberbeck Farm. Unlike many neighborhood associations, our association was not established by the deed restrictions when the neighborhood was developed by Crosland in the early 1980's. Therefore, our association, as currently structured, is completely voluntary and does not have the ability to legally mandate or enforce restrictions or fees on any resident.

Prior to 1997, our neighborhood had an Oberbeck Garden Club with the sole purpose of taking care of our entrance. This group realized the value of an attractive, well-maintained entrance such as neighborhood pride and higher property rates. The club would voluntarily mow, do plantings, install pine needles and take care of the general maintenance of the entrance at their own expense with an occasional donation from other neighbors.

In 1997, an out-parcel of land at Quail Corners Shopping Center (Salsarita's current location) was sold to the McDonald's Corporation for a flagship fast food restaurant. Many residents were concerned the proposed McDonald's was going to cause additional traffic congestion in the vicinity of the shopping center. There was also concern for the safety of pedestrians from nearby schools and athletic fields trying to reach the restaurant by crossing Park Road. Additionally, a drive-thru restaurant would have been in violation of the original zoning restrictions of the shopping center. Because of this, it was decided our neighborhood needed a united voice in order to have our concerns heard and thus Oberbeck Farm Neighborhood Association was created. Our association then joined forces with ten area neighborhood associations in opposition of the McDonald's Development.

Once the McDonald's issue was over, it was decided the neighborhood association should be formalized, with the goal of keeping everyone abreast of issues concerning our neighborhood and community, as well as maintaining the entrance. In 1998, the Oberbeck Farm Neighborhood Association was officially formed with a voluntary board of directors consisting of President, Vice-President, Treasurer and Secretary. At this time, the neighborhood by-laws were developed and a dollar amount for voluntary dues from each homeowner was established.

Early on, we had committees that sponsored Halloween and Christmas parades for the children, an annual picnic, an annual neighborhood yard sale, a bi-annual directory, a newsletter, and a very active community watch program. Over time, interest in these special events diminished. In 2004, we decided to eliminate all special committees, retain the board and concentrate on the care and maintenance of the entrance. In order to properly maintain the entrance, voluntary dues would continue to be collected annually. The By-Laws were amended and restated in September of 2005 to reflect the changes in the association.



Dues collected by the association were used to install lighting at the entrance and establish an account to pay for the necessary electricity in 2004. New signs were installed in 2006. Irrigation at the front entrance was installed in 2009. Unfortunately, there have been several automobile accidents over the years that have damaged the signs. Each time, the association works tirelessly to resolve the issue with the insurance company to receive any compensation.

A neighborhood website was developed in 2006, but we are hoping to have an updated site available for the current times.

Our association has established a relationship with the Charlotte-Mecklenburg Police Department through the South Division Coordinating Officer. This officer is a neighborhood resource for community safety and attends our annual meeting if available. Our neighborhood is also involved in the Neighborhood Watch Program sponsored by the CMPD.

The association continues to be a completely volunteer voice and there are still no enforceable regulations in our by-laws above and beyond existing city or state code. Dues are strictly voluntary and collected annually to support the activities of the association. Some of the activities that they currently support are mailings, annual meetings, entrance maintenance, electricity, and irrigation for the front entrance landscaping. We are also slowly bringing back committees and hoping to begin hosting neighborhood events again. All residents of the Oberbeck Farm neighborhood are part of the association, everyone is encouraged to attend the annual meeting and be an active participant in keeping our neighborhood a great place to live.