

## Board Meeting Stableridge Homeowner Association

Date: May 5, 2021

Time: 10:00 AM

Present: Michael Raso, Joe Bommarito

### Unfinished Business:

1. Website: Joe explained what happened with WEB.com and reviewed a proposal from Aaron from Creative Design LLC at designmestuff.com. Mike was provided a copy of the proposal for his review. Upon his review a decision will be made to move forward or not. Web.com did not provide a new website as promised and the money paid to them for a new website (\$1,942.48) was returned to the HOA.
2. Common Ground Work: Review what was done and existing issue. Joe reached out to the contractor (Accurate) and he responded. After discussions with the contractor (Accurate) via emails he has proposed to provide a skid loader and operator for a day to rework any area we request. The board believes this is fair in an effort to attempt to provide better water flow from the Carriage Crossing area. The board indicated this could also be done during off season if the contractor would prefer. Mike stated he will go by the area today to look at it. There will be done work done along Boschertown Rd. to widen it and light it and our Councilwoman (Mary Ann Ohms) has indicated she was looking at attempting to help get some help in this area.
3. Postcard: Need to decide if we still want to do this through City and Village and put one together for them to use. Still want to do this as a welcome to new owners and Mike said he has put some stuff down and will work on something.

### New Business:

1. Newsletter: Do we want to do one? Ideally this information will be done via the New Website but since the New Website is not completed. Mike said he will work on this.
2. Lawn Care: Seems like the normal crews are not here. Joe said he saw a truck from Nelson Lawn whose crews were cutting the common ground areas. Discuss the weeds in the flower beds and the common ground at storm sewer areas not being trimmed. Joe has sent a text to Jeff at TJ's lawn Service on Apr. 21 but has not heard back. Mike commented that if the normal crews are not doing the work TJ's should have reached out to advise who would be providing their service. Joe will reach out to TJ's again to discuss the areas of concern.
3. Annual Garage Sale: Normally held the 1<sup>st</sup> Saturday in June. After Covid 19 discussion the board has agree to hold the annual garage sale as usual. Joe will post this on the Next Door site and this will also be placed in the newsletter.
4. National Night Out: Normally held in conjunction with the City. The board has agreed to host the event this year. There was discussion about the Balloon Artist, Face Painter and

Food Truck. It was decided the Balloon artist and Food Truck will be done if they can be booked. There was concern about the close contact with the Face Painter.

5. Fence Cleaning: It was decided to seek bids to have the HOA fence along Boschertown power washed. Also discussed the homes along Boschertown whose fences have not been cleaned and visible from the roadway. Mike indicated letters should be sent due to a Property Maintenance violation.

Open Discussion:

1. Update on recent owner emails and requests for approval. Discussed emails received about in ground swimming pool request and shed request. The shed request has been denied as sheds are not allowed per the covenants. An email has been sent to this homeowner. After review of the in ground swimming pool submittal for a home onon Saddleridge Dr. it will be approved. An email will be sent to them so they can get on the pool company's list and a signed copy of the "request for approval" form will be sent to them closer to install date. Per the owner pool not to be installed till 2021.

Adjournment: With no other business to be discussed the meeting was adjourned at 11:15 AM