Stone Creek First Owners Association

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Newsletter/Minutes

May 11, 2017

The meeting was called to order at 6:40pm at #3752. Board members in attendance were officers: Pat Carroll, Bev Persons, Mark Heindselman, and Bryan Benjamin. At large members: Pat McDowell and Karen Carroll. Guests: Larry Chmelicek.

STANDARD BOARD BUSINESS:

- Bev Persons read the treasurer's report. The current checking account balance is $15,789.13.
- A motion to approve the April minutes was made by Bev Persons and seconded by Pat McDowell. The motion passed unanimously.

NEW BUSINESS:

- The next HOA Board meeting is scheduled for Thursday June 8, 2017, 6:30pm at #3752.
- Running list of topics for the annual meeting (Thursday September 21, 2017 7-9pm at the Pizza Ranch): moving funds to the reserve, fines for dog waste pick up, outside water shut off.
- Larry Chmelicek was present to discuss the ongoing roof inspections. Brittle seals around sewer pipes are being replaced. Shingles are still looking good. Gutters near trees are being cleaned out. Inspections will finish after additional seals arrive.
- The Fairfax City-Wide Garage Sale is May 20. This is a good time for a garage sale as the Fairfax event draws a lot of people to the area.
- A motion to approve Denise Polansky's new storm door request was made by Bev Persons and seconded by Mark Heindselman. A motion to also approve Denise Polansky's request for a swing/hammock was made by Bev Persons and seconded by Karen Carroll. Both motions passed unanimously.
- A motion to accept an estimate of $2,089.75 for concrete pavement crack sealing was made by Mark Heindselman and seconded by Pat McDowell. The motion passed unanimously. Please be prepared to move vehicles for the repairs.
- Weeds are starting to appear in the rock landscaping areas around the units. Homeowners are responsible for removing the weeds.
- Tree issues including bare spots, exposed roots, and dead trees are being reviewed. The Board is coordinating with landscapers and nurseries to find solutions.
- A motion to reimburse Pat Carroll for newsletter printing at Staples ($95.26) was made by Bev Persons and seconded by Pat McDowell. The motion passed unanimously.
- One unit has a hole in its siding. This issue has been sent to Larry Chmelicek for repair.

OLD BUSINESS:

- Be on the lookout for loose/broken siding. Report damage to a Board member.
- Ice Dams are <u>not</u> covered by the HOA insurance.

- Refer to City of Cedar Rapids ordinances for placement and use of grills. The City's grill policy was attached to the April 2017 newsletter/minutes.
- **Per the Bylaws: a dog or a cat must <u>not</u> be leashed to common elements. When walked, the pet must be leashed and not be allowed to roam and run freely about the common elements. Droppings should be picked up every one or two days. A fine could be imposed for neglecting the cleanup of pet waste in a reasonable time.**
- Issues that a Homeowner must obtain approval from the Board as follows but are not limited to: satellite dishes, storm doors, railing and front steps, anything installed in the patio area, and planting trees. **DO NOT ATTACH ANYTHING TO GARAGE DOORS OR SIDING OF UNIT.**
- Units for sale: none

A motion to adjourn at 7:40pm was made by Pat McDowell and seconded by Bev Persons. The motion passed unanimously.
Respectfully submitted by Bryan Benjamin.

POINTS OF INTEREST

- This is YOUR Association. Please take responsibility in any way you can.
- There are a lot of new association members. Please make them feel welcome.
- **<u>Association Dues</u>** of **<u>$90.00</u>** are due on the 1st of the month. Grace period is from the 2nd to the 10th. An assessment of $10.00 will be added after the 10th. Dues can be paid Annually, Semi-annually, Quarterly or Monthly.
- Information sheets should be filled out and returned to #3752.
- Sump pumps should be inspected annually and replaced every 7-10 years.
- Don Trumbull #3771 has a Yardy Cart. Please contact him if you would like to use it.
- Homeowners must send a letter requesting approval for a dumpster and/or storage container (POD) to the Association Board indicating the time that the dumpster will be used or they will be assessed $100.00.
- Damages caused by a Satellite Dish are the responsibility of the homeowner.
- Homeowners will be billed for 50% of garage door replacement if they do not know who caused the garage door damage. Homeowners are responsible for garage door springs, openers, cables, and seals.
- Please remove items from your yard as not to result in damage to a lawnmower or snow removal equipment. This could result in a fine.
- Everyone in the neighborhood should assist in keeping it clean and neat every day.
- The HOA's insurance is American Family - Daryl Braun Agency, (319) 377-5797.
- Upon the sale of your home, please leave the three-ring binder provided by the Association.

For Appliance repair, Heating, cooling, and yearly service of A/C and Furnace. Call or text Patrick McCormick 563-506-5666. Service call is $50.00 plus $20.00 to repair or install parts if needed. I can also help with repairs needed around the home.
<u>If I can't fix it there will be no charge</u>.
Yearly service to both the A/C and Furnace is $50.00. Thank you for your consideration.
(Advertisement printing 1 of 6 – May 2017)