Stone Creek First Owners Association
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Newsletter/Minutes
August 16, 2018

The meeting was called to order at 6:30pm at #3752. Board members in attendance were officers: Pat Carroll, Bev Persons, Mark Heindselman, and Bryan Benjamin. At large members: Pat McDowell, Dave Lathrop, Dave Mossbarger, and Karen Carroll. Guests: None

STANDARD BOARD BUSINESS:

- Bev Persons read the treasurer's report. The current checking account balance is $20,097.53.
- A motion to approve the July minutes was made by Pat McDowell and seconded by Bev Persons. The motion passed unanimously.

NEW BUSINESS:

- The next HOA Board meeting is scheduled for Thursday, September 6, 2018, 6:30pm at #3752.
- The annual meeting will be September 20, 2018 starting at 6:30pm – Pizza Ranch (2450 Westdale Dr SW, Cedar Rapids, IA). Topics of discussion will include: weeds behind units and potential removal fees, stakes outside for pets and potential fees, insurance deductible changes for wind/hail damage, progress on refurbishing planters, officer elections, the HOA's reserve funds, and tree removal/replacement. **All Homeowners are invited to attend the annual meeting to discuss old and new policies. Some changes may occur that affect all units.**
- A motion was made to move $15,000 into the HOA reserves by Bev Persons and seconded by Pat McDowell. The motion passed unanimously.
- Weed-type grass was noted in several yards. Pat Carroll will discuss with Greg's Landscaping.
- Unit numbers on the 3600 block need to be painted.
- The HOA is still reviewing a potentially damaged water shut off valve at #3628.
- A request was made to replace a deck floor at #3443. Request granted.
- The HOA will hire a company to trim trees that the association owns.
- **According to the City's newsletter, there will be a one day delay for garbage collection the week of September 3, 2018 for Labor Day.**

OLD BUSINESS AND POINTS OF INTEREST:

- Homeowners are recommended to contact their condo insurance provider prior to wind/hail season and increase their "loss assessment" coverage up from the standard $1,000 to $5,000 or more to cover this special assessment. Call the HOA's insurance representative, Terra Heaton at (319) 377-5797 with specific questions.
- Homeowners are responsible for repairing grass damaged by pets.
- Be on the lookout for loose/broken siding. Report damage to a Board member.
- Ice Dams are not covered by the HOA insurance. Report clogged downspouts.
- 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 not 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.**
- 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.
- **Association Dues of $90.00 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 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 HOA.

Units for Sale: None

A motion to adjourn at 7:34pm was made by Bev Persons and seconded by Dave Mossbarger. The motion passed unanimously. Respectfully submitted by Bryan Benjamin.

A/C suddenly quit cooling? Or you have a problem with one of your appliances? Or small plumbing repairs that need attention? Send Pat McCormick a text or call (563) 506-5666. I charge $50 per service call, plus repair or replacement part, and $20/hour labor. No service call fee on a small plumbing issue. Per Pat and Karen Carroll "Our air conditioning quit on Memorial Day Weekend (Sunday, May 27) with a houseful of family here for a cook out on a "scorchingly" hot day. We called Pat McCormick and he came immediately, despite it being a holiday weekend. He had our air conditioning going in no time." (Advertisement printing 3 of 4 – August 2018)