

Stone Creek First Home Owners Assoc. Meeting Minutes/Newsletter

May 18, 2010

The board met at John Hughes' residence and in attendance: Pat Carroll, John Hughes, Darcy Ehrmann and Carole Fluegel with guests Gary Collingwood and Marvin Evenson.

The treasurer's report noted that the Association has \$5,595.94 currently in the Bank.

Ruby Rezac has lined up someone to remove the large dead tree in the wilderness area and it was discussed that they should remove it after the first frost to avoid damaging the lawn. Pat Carroll will coordinate and obtain an insurance waver stipulating that they will accept liability for any personal damage they sustain in their work.

John Hughes reported that he has not received a response from Farmer's State Bank on the issue of FHA eligibility.

Clean up Day was a huge success!!! Thirteen people participated in opening drains from plugged downspouts and weeding shrub beds. **The association owes a big vote of thanks to: Bev & Don Trumbull, Shirley Readnour, Greg & Sandra Ghere, Jeremy Thorsgaard, John Hughes, Pat and Karen Carroll, Carole Fluegel, Sharon Ernberger and special thanks to Kate Bruce who not only pulled weeds but baked cupcakes as "treats for eats" afterwards.**

All who worked on the Clean up Day commented on how wonderful it was not to have to spend time picking up cigarette butts and dog droppings. Thank You, Thank You, Thank You!!!! We also notice that dog leashes are not being left out and this is a huge help and money saver as the mowers do their work this summer!

Pat Carroll indicated that some homes close to the creek have been notified that they are now in a FEMA flood zone. Pat has followed up with the surveyor and the cost to the association is approx. \$340.00. Pat will follow up with the insurance company.

It was agreed that all vendors of the association including insurance/grass mowing/snow removal be invited to the annual picnic in September for availability of members to discuss any issues of concern.

Unit 3655 presented a letter requesting the authority to remove the dead tree in front of his unit and replace with a tree purchased at the owner's expense. Carole Fluegel motioned approval and Darcy Ehrmann seconded. The motion passed unanimously.

It was noted on the annual meeting minutes that "the 2008 minutes" from the association were read and should read that "the 2009 minutes" were read by John Hughes. The official version has been corrected. This correction will also be noted at the next annual meeting.

Saturday night/Sunday Morning (5/22/10) someone placed feminine hygiene products covered with ketchup on street signs/cars/doors in the neighborhood. If anyone has information or ideas on who might be involved in this activity please notify Pat Carroll. If you hear suspicious activity late at night feel free to take a cell phone picture out your window and send to the board. We will make every effort to investigate.

The binder for units was prepared by Pat Carroll and reviewed by John Hughes. Suggestions and comments were made and passed to the next board member for review. **When all board members have reviewed this format binders will be prepared for each unit in the association to have as a permanent record of by-laws and reference guide for association issues.**

It was learned from building maintenance that the siding for our association units will be discontinued in the near future. The board discussed the purchase of 5 pieces of siding for each color of units in the association. Since siding is damaged from time to time this will help with matching colors needed. The cost will be \$5 per piece and the expenditure will run around \$120 for all colors available. Darcy Ehrmann motioned to make the purchase and this was seconded by Carole Fluegel. The motion carried unanimously.

Pat Carroll and the board have destroyed the keys to all units. Half of each key was placed in John Hughes' trash and the other half of each key was placed in Pat Carroll's trash. **The association board no longer has keys to anyone's unit.** It was discussed that the by-law language requiring that the association president keep a duplicate key to each unit will be changed at the next annual meeting. It was motioned at the last annual meeting the association board no longer hold keys to each unit despite the requirement in the by-laws.

Association members should be aware that the water sprockets for hoses that are located in your garage have been known to freeze over the winter and should be tested when first used each spring. We have had some association members noticing that the water pressure was low when they used their water hose and later discovered that the reason was because water was running down their basement wall into their lower level.

If you have not filled out an occupant information sheetPlease do so and give to a board member or deposit in the Bird house.

Please be aware that the board meets on the third Tuesday of each month at 6pm and **all Unit owners have a standing invitation to attend.** Additionally if any Unit owner would like to host the board meeting let Pat Carroll know.

Next meeting is scheduled for June 15th Tuesday at Carole Fluegel's residence 3602 Stoneview Circle at 6 pm. John Hughes motioned that the meeting adjourn and Pat Carroll seconded. The motion passed unanimously. Meeting adjourned at 7:15 pm. Minutes voted approved by five members with one abstention.
Respectfully Submitted by John Hughes

