

Stone Creek First Owners Association
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Newsletter/Minutes
April 11, 2019

The meeting was called to order at 6:30pm at #3752. Board members in attendance were officers: Pat Carroll, Mark Heindselman, and Bryan Benjamin. At large members: Pat McDowell, Dave Lathrop, David Mossbarger, and Karen Carroll. Guests: Peggy Dufoe, Carole Fluegel, and Julie Kramer.

STANDARD BOARD BUSINESS:

- Pat Carroll read the treasurer's report. The current checking account balance is \$16,113.24.
- A motion to approve the March minutes was made by David Mossbarger and seconded by Pat McDowell. The motion passed unanimously.

NEW BUSINESS:

- The next HOA Board meeting will be Thursday, May 9, 2019, 6:30pm at #3752.
- The budget was reviewed and a one-time \$100 special assessment will not be needed at this time.
- The Board is waiting for Greg's Landscaping to apply a credit from last year prior to paying for this year's first fertilizing.
- The Board discussed dog waste and pet issues. Please report to a Board member if you see pet waste or other pet related issues. The Bylaws specifically state a unit may have up to two pets.
- A motion to fine property owners with excessive weeds the cost of hiring a company to remove the weeds plus an administration fee (the same as the service cost) was made by Mark Heindselman and seconded by Dave Lathrop. The property owner will receive a letter when a complaint is received by the Board and has 10 days from the letter issuance to remedy the situation prior to the Board hiring a service to complete the weed removal. The motion passed unanimously.
- The homeowner of #3528 has asked to construct a patio/sitting area in the front of the unit. The Board tabled the discussion until next month to get additional details.
- Unit #3610 will be having a graduation party on May 25. Expect extra traffic and parking to occur between 1-3pm on the 3600 block.
- There will be a one-day delay in garbage pick up the week of May 27th for Memorial Day.
- The Fairfax city-wide garage sales will be May 18 this year. This is a good weekend to plan your own garbage sale as there is a significant amount of garage sale traffic going by our neighborhood.

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 lawn mowing 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 7:30pm was made by Pat McDowell and seconded by Dave Lathrop. The motion passed unanimously.

Respectfully submitted by Bryan Benjamin.