

Stone Creek First Owners Association
www.stonecreek1st.com / stonecreek1st@stonecreek1st.com
Newsletter/Minutes
September 15, 2022 – Annual Meeting

The meeting was called to order at 6:30pm in the driveway at #3704. Board members in attendance were officers Pat Carroll, Mark Heindselman, Bev Persons, and Bryan Benjamin. At large members Karen Carroll, Nancy Henely, Dave Lathrop, David Mossbarger, and Pat McDowell.

The next board meeting will be September 22, 2022, 6:30pm in the garage of #3752. All association members are invited to attend.

A roll call of units represented was taken. A motion was made to forgo reading of the 2021 minutes and approve the minutes by Pat Thompson and seconded by Pat McDowell. The motion passed unanimously.

Pat Carroll gave the treasurer's report:

- The checking account balance as of 9/15/22 is \$49,742.95
- All dues are current. Thank you!
- The special assessment has been paid or payment plans created. Thank you!

A letter from John Seley with Cutter Construction was read thanking the association for flexibility and patience as they worked through the roofing project.

The roofing project is complete. All 24 buildings were reroofed between July 5 and September 7. Larry Chmelicek has been asked to repair dry wall in two units that had roof leaks prior to the roofing project.

Trees between the sidewalk and Dean Road will be replaced through the City of Cedar Rapids' ReLeaf program in 2030. Our area of town is the last in the program.

New trees planned for the association need to be watered. It is recommended a five-gallon bucket with a hole be used to slowly water the new trees. More information is being collected from Trees Forever for the evergreen replacements. Pat Woods has also collected information from local nurseries.

The association's roads were inspected this year and determined to not need crack filling. They will be inspected again next year. Driveway replacements are possible in 2023 for a few units with significant driveway issues. Ruts between 3600 and 3700 have been filled in and seeded.

Motions to nominate current board members Pat Carroll and Bryan Benjamin to another term and Nancy Henely were made by David Mossbarger and seconded by Dave Lathrop. The motions passed unanimously.

Deb Heindselman, Pat Thompson, and Pat Woods volunteered to be on the Ad Hoc Committee for reviewing the HOA's financial records.

ROUND ROBIN DISCUSSION ITEMS

- Shutters on the townhouses have faded. Tracy Serbousek and Steven Bradley to collect painting or replacement information
- No units are currently for sale
- Window repair or replacement is the owner's responsibility. Board approval is required for changing the style of windows
- The HOA will pay for siding power washing if there is mold present

A motion to adjourn at 7:00pm was made by David Mossbarger and seconded by Dave Lathrop. The motion passed unanimously.