

Stoney Meadows Homeowners Association

4th Quarter Board Meeting 2017

Attending: Heidi Rushing, Steven Miller, Charles Fell, Larry Bair and Christine Donabedian (via phone)

Meeting convened at 6:34pm at Steven Miller's residence on December 4, 2017.

Treasurer's report:

- Charles presented the Treasurer's 4th Quarter Report for 2017 detailing total expenses and income. Landscape maintenance expense was a little higher than normal due to irrigation repairs and putting rocks down on the trails three separate times. We paid \$1,250.00 to an engineering firm to analyze the bridge.
- Dues collection: four families have not yet paid. Charles will send a personalized email reminder and send out an annual dues reminder letter when we mail our annual meeting notices. There will be no proposal to raise HOA dues as we have a good reserve. Dues have not been raised since 1991.

Common Areas:

- Wetlands: there are several areas where the water comes in, rises up and fills low level spots washing out the trail due to spillover. Steven will propose installing two or three more pipes in certain low spots next summer so it doesn't washout as often and will be easier to care for the trail.
- Entrance Area: Steven reported that both Jack Graves and Alan Stewart have agreed with the board's recommendation for John Sullivan to maintain the front berm and entrance area around the Stoney Meadows sign. The board discussed the low level or risk for liability associated with the type of work that would be involved; e.g. mowing the lawn and weed control. Steven said that Jack wants to keep the trees as a sound block. Steven will raise the issue at the annual meeting and propose that John maintain this area as discussed.
- Bridge: A civil engineering firm was paid to do measurements on the bridge. We are continuing to explore options. Possible repairs and modifications were discussed, such as removing the more deteriorated portions of the bridge and utilizing it as a walking bridge.
- Irrigation system: We are looking for an opportunistic moment when work will be done in the neighborhood to save money on clearing debris or excavating the pond, since the situation is not critical. For example, if work is going to be done

on the new property near the tennis court, then we could possibly take advantage of labor and equipment planned to be here.

New Business:

- Charles mentioned that according to the city's website, Kim Olsen's second home appears to have been sold.
- The board agreed to give John Sullivan a \$400 bonus this year, same as last year.
- The annual meeting date was scheduled for March 6th, 6:30pm at The Quarry.
- Steven will bring up the letter sent to the board from Marguerite Blackman during the annual meeting for discussion and to see how others feel about the concerns raised in her letter.

With no further business the meeting was adjourned at approximately 7:15pm.

Dated: December 13, 2017

Christine Donabedian, Secretary