

Salisbury Quarry Meeting Minutes

July 7, 2010

Attendees: John Pappas, Deb Parr, Karen Bates, Chuck Ference, Mike Nowak, Claudia Szczechowski, Ann Stump, Fred Buresh, Jeff and Cheryl Levin

Introduction of Guest: Erin Ostifin Property Manager for Remax Preferred Associates was in attendance. Erin was invited by the Board to talk about what she does at Remax and what she would do for the Association if we were to hire her to manage the SQHOA finances. We are not satisfied with the services we receive now with Gerdenich and are looking to make a change to a more compatible company. It is important that we have things such as taxes filed, checks cut promptly, and keeping track of new residents moving in and notifying them of association dues. Also the company should notify us of delinquent dues owed by residents. We need accountability and professionalism. Erin seemed to understand our requirements and believes they can be met by her and her Staff. The annual cost for their services is \$2100 not including postage and copies and a \$500 start up fee. The Board will make a decision at the August meeting on whether we will switch over to Remax.

Meeting was called to order

Treasurer's Report: None

Old Business:

Grounds

A. Sprinklers are not working properly on the island at the front entrance. The sprinkler heads will be marked so they can be easily located by the Landscapers when they are installing the new landscaping. We will then hire a company to redo the sprinkler system at the entrance so that the sprinklers will be properly placed and to repair some of the non functioning heads.

B. The grounds crew will fertilize the Petunias to try to revive them as they are not doing well. This could also be caused by the faulty sprinkler heads.

C. There is a dead Pine tree at the entrance that needs to be removed so arrangements will be made to do so.

D. Fountains were off for 5 days due to a weed treatment application by Aqua Pond and were back on the 6th day. There is a timer for them and it is set for the fountains to operate from 7am to 1am daily.

E. We have received a proposal from A J's Landscaping Company to redesign the island at the entrance. They gave us two options, one would include 6-7ft red Japanese Maples or 3ft versions incorporated in the plan. The cost options are \$3976 or \$3876 depending on the size we choose. We are asking for a few changes to be made to the plans and want to make sure this includes removal of all the existing landscape. We do prefer the larger size trees and are still working on the final plans.

Lighting:

A. Phase two of the front entry lighting is on hold until the new landscaping is finished.

B. The replacement light for Quarry Road and Joshua will cost \$526.29 and \$110 for installation. It needs to be ordered and Mike will be in contact with the Electricians to explain how we need it wired into the existing lights for the Quarry and not the Condos.

Web site:

August 18th is our contract renewal date with Bryan for the website. We are looking at options for redesigning it and will need Bryan to submit his ideas so we can look at all our options and make a decision quickly.

Income Tax:

(1099) We are a 501-C3 Group which means we are tax exempt. Our Attorney has been notified of this information.

Post Office Key:

Ann has acquired the post office box key from Phil VanGelder, so she is now able to access it for our mail.

Deed Restrictions:

Soccer net: A letter has been mailed to the Resident on Back Bay in reference to the soccer net that has been a permanent fixture in the front yard for quite a while.

Boat:

A letter has been sent to the Resident on Back Bay in reference to a Boat being stored on the property which has been moved recently.

Pocket Park:

Ann has met with Butch about designing a sign for the park which he will start working on. Butch also asked if we were interested in the bench he has, and he said he could have it delivered before the Annual Picnic. We would like it placed close to the sidewalk.

Village Builders:

They are not interested in meeting with our D & R committee in reference to our request to review all new home plans from now on. They claim that we have all existing plans and there would be no need to do so. They on most occasions alter the plans which would mean that they would need to be looked over by Chuck and Mike to make sure that they are in compliance.

Dumping:

A report was taken by the Sheriffs dept recently about a Resident who is a habitual dumper of brush and such on the back lots on Indian Town. The Sheriff made a visit to the Resident's home and they were given a warning. The Resident then made a visit to our President John Pappas's home that evening and made threats and used foul language in the presence of his Family. The Sheriff was called again and the Resident was told that they will not enter onto the property of the Pappas home again or any of the other Board members homes or make any contact as such. They may be allowed to attend any of the Association meetings to voice their concerns or complaints.

Picnic:

The Picnic is still scheduled for August 28th in Pocket Park. Claudia and Deb will go over notes from last year to finalize the arrangements.

New Business:

A. Insurance:

The Liability policy is now current with all the names of the Board Members names included.

B. A mobile attic has been in the driveway on Back Bay for some time, but has been removed recently.

C. A Resident on Quarry Road has been having parties until wee hours of the morning with loud music blaring. There have been complaints made to the Sheriff's Dept. and visits made by them to the property. We will send an official letter to them about this issue along with a copy of the Monclova noise ordinance laws.

D. Bob Eberly of 2948 Back Bay sent a letter to our President disputing the letter he received pertaining to the trees that are required at the road.

E. Recycling bags have been in the road at the curb of 7672 Long View for about a month. They have made no attempt to have them picked up so the County was called and several attempts by County officials to reach them at the property have failed. The Township removed the bags and are still trying to make contact with the owners.

F. Claudia, one of our Board members, made a suggestion for plant hangers to be added on to our light posts so we can have hanging Flower baskets off of them. Toledo Edison would have to approve this first.

Welcoming Committee:

Amy has been notified of our new Residents Tim & Geri Altman at 2819 Long View so she can deliver a Welcome Basket to them.

Meeting Adjourned at 8:45 pm.