

**SQHOA meeting: Minutes of April 20, 2022:**

**In attendance:** Brenda Majdalani, John Walczak, Robert SanPedro, Lola Torres, Laurie Acuncius, and Mike Nowak.

Meeting called to order at 7:04 p.m.

I. **Homeowner's Forum:** Laurie Acuncius- general discussion of proposed police levy on Springfield Twp ballot for upcoming election.

II. **Secretary's Report: Brenda Majdalani.** The March meeting minutes were circulated to Board members.

**Voting to approve the minutes:** 1<sup>st</sup>: Mike Nowak, 2<sup>nd</sup> Robert SanPedro. All in favor, none opposed.

III. **Treasurer's report: Brenda Majdalani.** The monthly Balance Sheet and Profit and Loss Statements for March were circulated. March income and expense figures were reviewed. See March Profit and Loss statement and Balance sheet.

**Delinquent Account Review:** Dues notices were sent out in January. Dues payments are still being received. So far 46 properties are delinquent. Brenda will check with Erin on whether second letters were sent out.

Motion to Approve Treasurer's Report: 1<sup>st</sup>- Lola Torres, 2<sup>nd</sup> Mike Nowak. All in favor, none opposed.

IV. **DR Violation report:** See SmartWebs report. There were no violations reported this month.

V. **ARC report.**

**3211 Millstone.** Homeowner is planning a home wedding on the second weekend in September. Homeowner is asking about any restrictions on erecting a marquee and temporary dance floor on the side lawn. While the DR's do not appear to restrict such an event, the Board is concerned about noise and the length of time that music etc., would be playing and whether neighbors would find this annoying. The Board would prefer to require a time limit for the event, and also suggest that the homeowner contact Monclova Twp about any restrictions or permits required.

**3123 Indian Springs- Dan Cummins, paint request.** Homeowner is requesting permission to paint the shutters Sherwin Williams Dovetail Grey and the trim in white. Motion to approve: 1<sup>st</sup> Mike Nowak, 2<sup>nd</sup> Brenda Majdalani. All in favor, none opposed.

**Ben Schwartz, 7659 Sioux Ridge, fence request.** Proposed split rail fence but due to lot shape is asking how close he can come to sidewalk abutting the back yard. Since he is attaching to the adjoining neighbor's fence, Board has no objection to fence as shown in his application diagram. To require a setback would make fence looking out of place compared to neighboring lots.

Motion to approve as shown in application: 1<sup>st</sup> Robert San Pedro, 2<sup>nd</sup> Mike Nowak. All in favor, none opposed.

Previously emailed approvals:

**Kristi Kolpanis, 3235 Pepper Ridge, fence request.** Approved with mesh around trees in hard to fence areas.

**Clara Stiles, 7647 Lonetree, Garden house request.** Lola Torres met with homeowner to provide assistance in meeting the guidelines. Project was approved.

**VI. Grounds/Pond Committee: Mike Nowak.**

**Main entrance sign:** Lola reported that the mason has now repaired the sign at main entrance.

Mike reported that the Guardhouse needs an indoor clean up. Door and door frame need repair and painting.

Pond cleanup will occur this weekend.

Discussion of 2 homes on the Quarry which have dilapidated decking in the backyards.

**VII. Welcome Committee: LaTasha McDonald (absent).**

**VIII. Old Business:** Continued discussion of the sale of access lots at 2744 Back Bay to Linda Recker. Attorney Paul Radon met with the Title agency. It appears that this issue has been worked out. For legal reasons, the Board will take no further action on this at this time.

**IX. New Business:**

It was noted that the Roumaya residence on Quarry Rd., still does not have a complaint mailbox, nor any of the required Sunset Maple trees, and that he is now building a privacy fence in violation of the DRs. An email and follow-up letter has been sent.

Discussion of Quarry magazine questions about “sheds,” garage sale date, and suggested July 4<sup>th</sup> weekend food truck event. Response will be emailed.

**X. Old Business: None.**

**Motion to Adjourn:** unanimous motion to adjourn.

Meeting adjourned at 8:19 p.m.

Respectfully submitted,

Brenda J. Majdalani  
Secretary/Treasurer SQHOA