

STONEHILL COMMUNITY BOARD MINUTES

August 24, 2009

Present: Keith Unangst, Janet Stecklein, Donna Slade, Mary Jo Meyer, Karen Griffin, Don Steger, Shirley Briggs
Harry Conzett & Darlene Conzett for the Architectural Committee, Melinda Rettenberger also attended.

Excused: Karen Dorshkind

Meeting called to order 6:40

Minutes of previous meetings

- Motion to accept the July minutes with the following correction (meeting started at 6:30pm) made by Janet Stecklein, 2nd by Harry Conzett, approved

Architectural Committee by Darlene Conzett

- **Requests --- see attached minutes** Motion to approve the requests from units #766,786,840, and 905 made by Mary Jo Meyer, 2nd by Don Steger, approved
- **Unit 836 --** Motion made by Mary Jo Meyer to send a notice to the owners to remove the outdoor fireplace and to remove the firewood stored on the patio, 2nd by Karen Griffin, approved.
- **Unit 880 –** Keith will follow up on the request.
- **Next meeting TBA**

Treasurer's Report by Karen Griffin

- **Budget report** – available on the web site www.stonehillcommunity.org
- **Budget review ---** Most categories are on budget except for drainage and snow removal (due to heavy snows last winter)
- **Assessments** – two are unpaid – liens are in place on each property
- **Lawn repairs** – Ahmann has been paid for the repairs needed due to snow removal damage. Mary Jo will write a letter to College Lawn and Snow Removal Co to pay the balance of the snow removal bill (the last bill was held until the repairs were completed) after deducting the cost of the lawn repairs paid to Ahmann.

Grounds report by Don Steger

- **Lawn** – The condition is improving and looking better.
- **New snow removal contract ---** Don made 4 calls, one company declined. He has met with some of the potential companies; one bid has been received so far.
- **2010 lawn contract** – Don called 2 companies, no bids received so far.
- **Water shut offs ----** Harry obtained an estimate for the cost of repairing all the defective ones. The cost ranged from \$45 to \$125, depending on the amount of work needed on each one. Mary Jo Meyer made a motion to have the damaged shutoffs repaired at each homeowner's expense. 2nd by Karen Griffin, 3 voted yes, 3 voted no. One abstained. Motion did not carry.

Buildings by Keith Unangst

- **Gutter repairs** – completed on building #5 and # 11.
- **Siding repair ---** there are a few areas that need repair and they will be addressed.
- **Unit # 880** – Keith will follow up on the Architectural report.

Old Business

- **Manpower person** – Keith Unangst made a motion to hire a manpower person to perform miscellaneous tasks next year. 2nd by Janet Stecklein. Approved.
- **Vacant unit ---** Mary Jo has contracted a lawyer about possible actions the association can take to repair some of the issues related to the unit. She is waiting for her message to be returned.

New Business no new business

Next meeting September 21 at a place to be determined at 6:30pm

Motion to adjourn made by Keith Unangst, 2nd by Don Steger, approved.

Meeting adjourned 7:55pm

Dear Board Members and Stonehill Community residents,

Due to family, work and medical concerns, I have decided to retire from the Board of Directors at this time. It is with hesitant heart that I do so. But given my present situation, I have no alternative.

I will be more than happy to help with different events in the future and look forward to working together on projects for the betterment of the community in a non-board capacity.

Respectfully,

Mary Jo Meyer