

Salisbury Quarry Meeting Minutes May 5, 2010

Attendees: John Pappas, Deb Parr, Karen Bates, Chuck Ference, Mike Nowak, Claudia Szczechowski, Ann Stump, Dennis Blakley

Introduction of guests: Linda McMahon from Gerdenich Realty was in attendance to answer some questions that the Board had pertaining to the services they provide the Quarry. The main concern was why it takes so long to get checks cut to pay Vendors that the Board has hired to do projects for the Association. Also Board Members have had to wait a long period of time for reimbursements. Linda states that the normal procedure is that the 10th, 20th and 30th of the month is when typically payments are made. They need to be notified if we need the payments sooner. They're contract also states that they are to take direction from the President but they typically deal with the Treasurer on a daily basis. In the case where a Board member needs a check distributed to themselves, then either the President or Vice President or Treasurer need to approve it. They would be more than happy to make any adjustments in they're service to accommodate the Board Members.

Guest: Sean Roose from Aqua Pond was in attendance to discuss our options for the pond. The water depth is not deep enough for our existing fountains but we could convert them to a horizontal position but could possibly still have issues. The cost to convert them would be \$2100. Our other option is to order new fountains from the factory in which they would not trip the breakers. Sean also suggests that we move the power system to higher and more level ground. Also required would be 6 diffusers, 3 on each end to help push the oxygen out evenly. We would need to hire an Electrician to hardwire the 2-30volt units which will be an additional cost. The cost for the new fountains that carry a 5yr warranty and a second aeration unit ,and trenching included would be \$28,300 total. The original fountains that we have cost \$16,000 so we would like to make those useable if at all possible. It was suggested that we try to sell the old wiring if possible to try to recover some of the money that was spent on it. Resky Snider was the original Electrician who did the first installation and it was suggested that we consider using him again. The Board Members will need to discuss our options and make the best decision we can based on the information we have.

Meeting was called to order.

Treasures Report:

Phil VanGelder was unable to attend the meeting. Phil will be moving which will leave his position open. Phil has said he would be glad to help with the transition process. Phil will be asked to submit a job description of his duties .

Welcoming Committee:

- a. Amy is currently caught up with the delivery of welcome baskets to new residents.
- b. The Board has been discussing options for having a Wine and Cheese party for new Residents welcoming them to the neighborhood. We are going to look into locations for this event. It will include the 16 new Families and the Board Members.

Old Business:

- a. Bandeen was sent his formal letter from the Board stating our intention of hiring a Contractor to install the sidewalks required, for the cost of \$4000 to be paid upfront by the Association. A lien will then be placed on his Property for all costs incurred for this process such as installation, Attorney fees and such. This lien will also include all delinquent HOA dues.
- b. Ralph Concrete needs to be contacted and asked to remove all the dirt that was dumped on the Quarry lot that is for sale.

HOA Flyers:

- a. The flyers were delivered to the Quarry Residents successfully.

Lighting Project:

- a. Gross Electric will be contacted to confirm they received the check that Gerdenich sent to them for the first payment required to order the light fixtures. The light fixtures should take about two weeks to come in and then final payment will be required at that time. The lights will be LED and last 50,000 hours.

Postage Stamp:

a. It was suggested that we should look into a postage meter for the Association business. After looking into it we decided we would benefit more with bulk mailing instead. We will ask Gerdenich if they could supply us with address labels for all the Residents, so they don't have to be addressed by hand.

Web Design:

Deb Parr met with two Web design companies recently to discuss enhancing our website. We would like to update it by redesigning it and making it more user friendly and adding more information.

Garage Sale:

a. The dates are May 6th and 7th, and the flyers were delivered to the residents. Salvation Army pick up is set for the following Thursday the 13th at Claudia Szczechowski's house at 2803 Long View. All items need to be dropped off by Wednesday.

Grounds:

a. Official letters will be mailed out to Residents who have not yet planted their Maple Trees by the road that are required. They will be given a time period in which to do so or the Board will hire a Contractor to install them and the Residents will be responsible for the cost and it will be added to their bill on the annual dues statement in December. If payment is not received at that time, then a Lien will be placed on their property for the cost of the Tree or Trees depending on how many are required and all legal costs incurred for this process.

a. Landscape Company: Trent's bid of \$11,000 is accurate and he stands by it 100%. He will be planting the Flowers on the island at the main entrance after Mother's Day.

b. Locks for the Guard shack are to be changed. Chuck Ference, Mike Nowak and Deb Parr have an existing key and will receive new keys after the locks have been changed.

Architectural:

a. The Nieces plans for their new home to be built on Quarry Road

by Moline Builders have been approved and returned to them.

Deed Restrictions:

- a. Mike Nowak will be joining Chuck Ference on the D @ R committee.
- b. Attorney John Fisher will continue to represent the SQHOA. He is presently helping with rewriting the Deeds and Restrictions.

New Business:

- a. Resident Cathy Burlingame has contacted the website regarding a fire pit . She will need to contact Monclova township for approval first before it can be approved by our committee.

Meeting Adjourned at 10pm.