

## Stonegate HA 2013 Annual Board Meeting Minutes

**Date:** 01/29/13

**Time:** 7:00 p.m.

**Attendees:** Randy Cotter (President), Adam Norris, (Vice President), Mike Robben (Grounds/Maintenance), Andrew Widman (Treasurer), Mark Matousek

**Guests:** Jackie Zickel, Joe Belek, Elizabeth Cotter, Amy Van Nice, Ryan Van Nice, John Keller, Melissa Keller

### Welcome

Randy Cotter opened the meeting on behalf of the board. After board introductions, the residents attending introduced themselves.

### 2012 in Review

Randy presented the top ten issues addressed by the board in 2012. They were:

- Summer grass fire at one of residences caused by shrinking soil that resulted in a meter box shorting out. Several residents investigated the problem and reported that our 20 year old electrical entrance services are not up to current code, which requires a sliding piece of conduit to prevent this from happening.
- A change in our trash pickup with the addition of new trash and recycling containers that can be picked up by the trash truck without human assistance. Use of the new containers started in July.
- Once again, the subdivision went over budget on watering the commons areas even with severely reduced watering schedules and a final surrender to the scorching heat of last summer. A new irrigation controller is being considered for 2013.
- The subdivision enjoyed a \$700 savings by finding a new liability insurance carrier. Andrew Widman headed this effort.
- The subdivision landscape service contract expires early this year. Mike and Judy Robben have been gathering proposals from four different service companies for the 2013-2014 contract. The new board will review the proposals in February and select a company.
- Maintaining electric service (lighting) in the entrance island had been somewhat of a problem in 2012. Water and rodent (chewing) damage are to blame.
- Our 133<sup>rd</sup> Street landscaping took a beating in 2012. This is particularly true with plantings on the island. In spite of watering, some plantings suffered significantly. The condition of the plantings and possible actions will be assessed this spring as things begin to green up (or not).
- Holiday decorations were improved as budget allowed in 2012. Randy cited Mike and Judy for their work.
- The "back" monument separating Stonegate from Bridgestone on 132<sup>nd</sup> Street is in poor repair. Twenty years of weather has deteriorated the mortar and one of the plaques has nearly fallen off. More discussion came later in the meeting.

### Financials

Andrew Widman presented the 2012 year-end and proposed 2013 budgets. In spite of increased spending the subdivision came in under budget for the year due to savings in insurance, trash and no legal expenses. Our year-end checking balance was \$14,430, which is within a few hundred dollars of the \$14,900 target (one half of one year's budget held in reserve).

The new budget stays flat from 2012, which means that annual dues will remain at \$324 per residence. Discussion of the proposed budget focused on what and what not the city will do in terms of removing and replacing dead trees and stumps along 133<sup>rd</sup> Street. The budget was accepted on a voice vote.

### **132<sup>nd</sup> Street Monument**

As mentioned earlier, the board began to consider the condition of the 132<sup>nd</sup> Street monument in mid 2012. The monument is suffering from broken mortar and one of the subdivision plaques has nearly fallen off. Since the monument is jointly owned with Bridgestone, contacts were made with that subdivision. Their view is that the monument is of little value, and if money needs to be spent, they would rather it be used to remove the monument rather than repair it. The homeowners on either side of the monument were quizzed and their views are to remove it, but retain most of the landscaping and planting bed.

Estimates were gathered last year to compare the costs of repair and removal. The lowest bids were in the neighborhood of \$1,500 each. Discussion of the repair/removal question focused on its value today and probably maintenance expenses in the future. It was the consensus of group that it made more sense to remove the monument with the condition that Stonegate not bear the entire cost of removal. It was agreed by voice vote that the Bridgestone contacts be made to get a cash commitment before the removal project will begin.

### **By-law Review**

This subject was discussed at the 2012 annual meeting. At that time the board asked for volunteers to form a committee to review the by-laws and come back with recommendations. From that point the board would approve the expense of legal review and a final by-law revision vote would be put before our residents. Nobody came forward to volunteer. The idea was again discussed and the board made the same request for volunteers. To date, nobody has stepped forward, but the board is open to concept should a group come forth.

### **Social Committee**

This subject was also discussed at the 2012 annual meeting. The approved budget includes \$500 for a social event or events. It's been several years since a block party has taken place and many of the kids that were entertained with the moon walk and other activities have grown older or have left home. There is, however, a second generation of Stonegate kids with recently arrived parents that could breathe some life into this idea. Again, the board is asking for volunteers and ideas. The budget is still there.

### **Quarterly Meeting Schedule**

A great deal of board business and discussions over the past two years have taken place via email. In 2011, the board met monthly. In 2012, the board met bi-monthly with three general planning sessions. Discussion at this meeting centered on meetings becoming quarterly (March, June, September and December). There are no provisions in the by-laws for meetings other than holding an annual meeting, which will still be held in January.

### **Website**

Our subdivision website has been gradually downsized over the past two years. Resident surveys and web traffic point to less reliance on the site and more on the email blasts that have been sent to announce meetings or to address other subdivision issues and opportunities. The website has become more of a repository for subdivision documents such as meeting minutes, by-laws and architectural submission forms. To that end, our web hosting contract will be up for renewal this year. The board and all in attendance agreed that a website is needed, but given its current role perhaps we could save on the \$450 bi-annual hosting fee. John Keller indicated that his Boy Scout troop had a site with multiple pages, but spent a good deal less than what we are now paying. He and Randy will investigate and make a recommendation.

## **Elections**

Four offices were up for election this year. The regular cycle for president, vice president and secretary were due this year for two-year terms. Due to a requirement presented by his work, Andrew Widman stepped down as treasurer with one year remaining on his term. Mike and Judy Robben's term for Grounds and Maintenance has one more year. The slate elected by voice vote was:

President	Mark Matousek
Vice President	Andrew Widman
Treasurer	Randy Cotter (One-year Term)
Secretary	Ryan Van Nice

We all welcome Ryan to the board. Ryan and his wife, Amy, moved to Stonegate in 2012. We encourage more new, and veteran, residents to get involved with the board and Stonegate activities.

The meeting adjourned at 8:10 p.m.