

Fieldstone Meeting Minutes:
September 11th, 2017 @ 7pm
Stonecroft Health Campus

Call to Order & Attendance

- The following board members were present:
 - Wolfgang VonBuchler, Dawn Maynen; Diane Grote
- Called to order at 7:02
- A brief moment of silence occurred to remember those who lost their lives on September 11, 2001.

Meeting Minutes: Approval of Previous Meeting Minutes

- Meeting minutes were approved. Wolfgang motioned and Dawn seconded.

Homeowner/ Community Time

- Six homeowners were present to discuss a variety of issues in the subdivision (Ash trees; parking & vehicle violations; communication, fences & metal roofs).
 - Courtney & Clayton (homeowners) discussed their concerns regarding the ash trees, parking on the street and other prohibited vehicles. Specific examples were mentioned and a brief discussion between the residents and the board took place.
 - Joel (homeowner) discussed his concerns with communication between the board and the residents; primarily residents' calls and emails not being returned. Additionally, he suggested some enhancements to the website (financial tab, links, etc.). Dawn will be reviewing the website and adding these suggestions.
 - Adam (homeowner) from Republic services discussed ideas of having a stronger presence in the neighborhood. After consultation with his team at Republic services, Fieldstone residents will be offered a \$14/month offer for trash removal. Additionally, residents could add on recycling services at a small additional monthly cost.
 - Shelley (homeowner) inquired about the status of metal roofs. This request is being reviewed but the covenants mention the exterior of the home should be "finished in muted colors" and constructed sheds must match the siding and shingles of the home. The board determined the roof material would be best served by a community referendum and vote along with other items (parking, etc.). Michael and Dawn are looking into cost-effective options and to discuss at the Annual meeting in October.

Leadership Team Report - Wolfgang/ Diane

- An update about the Emerald Ash borer/dying trees on Bedrock planted by the developer took place.
 - The county will be removing these trees in early October from the affected areas but will not be removing the tree stumps. An important alert will be placed on the opening page of the website.
 - Residents who wish to have replacement trees will do so at their own expense in between the stumps. The association will be able to provide a few trees in these affected areas.
- Fall garage sale date
 - The date of the garage sale was set for September 23, 2017 from 8am-5pm.. Michael be placing the ad in the Herald-Times newspaper and Dawn will be

placing a notice on the website and will be placing the sign at the front entrance 1 week ahead of time.

- Annual meeting date
 - The date of the annual meeting is Monday October 2, 2017 at 7pm in the Stonecroft meeting room. Dawn will be posting a notice on the website for this meeting.
- Annexation
 - We will wait to hear from Rita Barrow- (Van Buren trustee) if the city continues annexation talk.
- Dam fencing and contract update
 - Wolfgang stated the county engineer will be drawing up a contract with the association regarding dam maintenance. The county invested \$90,000 in new equipment and monitoring to ensure proper drainage and avoid flooding in Cave Creek.
 - The county will be responsible for everything inside of the fence including the opening/closing of the flood gates. The association will be responsible for cleaning the dam and ensuring it remains debris free.
 - The association attorney will review the contract before the association agrees to the terms and conditions.
 - Dawn will contact the company who installed the security fencing for a stronger material since the county deemed the current material inadequate.
- Website Update
 - Information will be continually updated by Dawn. All information will be retained on the website for our homeowners to review at their convenience.
 - Ongoing- Dawn and Michael will be working together to scan all the other documents and files for the association and retain these files in an electronic box. This project will start in the next month or two.
- Neighborhood watch program
 - Dawn explained the program and encouraged the residents present to become part of the watch program. A tentative training may happen in the next month or two after Dawn talks with Sgt. Elliott.
- Community referendum
 - See homeowner/community time report- The expectation is to have a community referendum to vote on several items (parking, etc.).

HOA Administrator report – Michael Rousey

- Attorney Update
 - Michael provided an update regarding the past due accounts with the attorney. The next step will be taken with those who have defaulted on the payment plan with the association and/or the attorney.
- Balance and other financial reports
 - All overdue balances must have a payment plan to avoid further legal action. Those residents who have an outstanding balance will be receiving a final letter.
 - Michael provided profit/loss, summary of expenses and other financial information.
 - The association is on track for the years' expenses (excluding new lighting in Phase 4) and will have records available for residents to examine at the October Annual meeting.

Discussion of Homeowner Violations

- Michael will contact the attorney to get an update regarding homeowner violations'.

- Residents who have new parking and covenant violations will be receiving a final letter as well before the attorney contacts them.
- The leadership team will continue to monitor the situation and be made aware of new covenant violations as residents provide this information.

New Business

- Michael discussed the need for switching providers for the association phone number. He mentioned a company (8x8) would be able to provide new service for approximately \$50-\$100.

Adjournment

- Dawn made the motion to adjourn; Wolfgang seconded. The meeting was adjourned at 9:05 p.m.