

Meeting Minutes:
March 1st, 2021 @ 7pm
Fieldstone meeting by ZOOM (Stonecroft unavailable due to COVID-19)

Call to Order

- The following board members were present:
 - o Wolfgang VonBuchler; Dawn Maynen; Kathy Miller; Shelly Wright; Michael Rousey-HOA administrator
 - o Residents- None
- Not attending: None
- Called to order at 7:00pm

Meeting Minutes: Approval of Meeting Minutes

- February meeting minutes were approved. Shelly motioned Kathy seconded. Due to COVID-19, meetings are held by ZOOM until further notice.

Homeowner/ Community Time

- None present due to COVID-19.

Leadership Team Items

- Operations Update (Dam, lighting, trees, etc.)-
 - o A discussion took place about talking with the attorney about the best time to update the covenants. We did a survey back in 2018 for a few changes to the covenants (parking, roof, fencing pools, etc.).
 - Before we move forth, we need to get additional information and pricing of what this will entail.
 - Our goal is to have all the covenants the same for all residents and not by phases or sections (Phase 1-5 or Sections 1-3).
 - o Dawn mentioned the meeting for re-zoning of the Fieldstone parcel is on February 16th at 5:30pm by Zoom. Information for attending this meeting was sent to homeowners in the affected area. conversation she had on the zoom call regarding the possible land purchase for the new Van Buren Trustee office and community building.
 - There are many residents on Stoneview Way and Windstone Ct that are raising concerns and questions about the proposed facility (security, operating hours, type of building, entrance off of State Rd 48, property division for residents backyard on Windstone Ct, etc.).
 - Until the land is re-zoned, plans for the proposed building can't be constructed.
 - The Van Buren Trustees would like the input from the residents/board so the building "will fit the neighborhood."
 - Before any plans can be shared, there has to be approval for a re-zoning from light industrial to small commercial or residential. A public meeting will be held by ZOOM February 16h for this purpose and all affected residents are encouraged to attend.
 - o Dam maintenance- Dawn mentioned that Nature's Link is moving forth with cleaning out the dam near the gates (weather pending). They can do this project at any time but would like to compact the sides of the drainage channel to avoid runoff and build-up of debris near the gates. The estimate for cleanup of the dam remains the same for now but may increase slightly

as they work their way towards the bridge. We approved **\$1500** for the dam cleanup project.

- o Estimates/Contract discussion for tree removal/ subdivision clean-up- Nature's Link will be addressing the tree stubs sticking up from the ground which they can ground out (bring down to ground level).
 - This will be completed when snow/ice is not present on the ground.
- Irrigation & Landscaping- Installation of the new lines will occur in early Spring 2021 when nice weather resumes and will coincide with the new landscaping at the front of the entrance. Based on the February 16th meeting with the proposed land, this may be postponed until new plans are unveiled.
- Website update – No new information- website is constantly updated.
- Communication updates (Facebook, Next Door) – No new information on social media.
- Other items- None.

HOA Administrator Report – Michael Rousey (information shared by email)

- Discussion of homeowner violations
 - o Michael indicated that he is getting started for the 2021 dues collection and statements will go out on Wednesday.
 - o Michael will be following up on homeowner violation letters previously sent (political signs, camper and other vehicle parking, etc.).
 - If there are new homes with violations, board members will write down the addresses and send the information to Michael.
- Attorney update
 - o The attorney is looking into the Solitude Ct. foreclosure information Dawn provided to see what can be collected. The attorney found an address for one of the previous owners and will be sending a letter regarding a request for foreclosure information.
- Balance/ Financial reports
 - o Michael has the new dues assessment letters and will be dropping them off for Kathy and Shelly to stuff envelopes and mail from the post office.
 - o Any resident balance under \$10 will be carried into the next fiscal year.

New Business

- Compilation of financials
 - o A compilation of the financials should occur every other year. Wolfgang was going to contact Randy Gilmore to see what pricing looks like.
 - We have a budget for \$500 for this to be done and should not entail a lot of work.
- Filing of Fieldstone Association taxes
 - o The association is required to file an 1120-H and will be done in coming months.
 - o Michael stated the 1099's have been generated.

Adjournment

- Kathy made the motion to adjourn; Dawn seconded. The meeting was adjourned at 8:30 p.m.