

Annual Meeting Minutes:
March 7th, 2022 @ 7pm
Fieldstone meeting by ZOOM (Stonecroft unavailable due to COVID-19)

Call to Order

- The following board members were present:
 - Dawn Maynen; Laurel Nardine, Wolfgang VonBuchler, Michael Rousey-HOA administrator
 - Absent: Ian VanCamp
- No residents present
- Called to order at 7:03pm

Meeting Minutes: Approval of Meeting Minutes

- February meeting minutes will be approved via email. Due to COVID-19, meetings are held by ZOOM until further notice.

Homeowner/ Community Time

- No residents present.

Leadership Team Items

- Operations Update (Dam, lighting, trees, etc.)-
 - Contracts- No contract discussion.
 - Landscaping- Once the weather gets better, we will work with Nature's Link to determine which landscaping did not make it through the winter and replace accordingly- preferably after the last frost of the season
 - Dam maintenance- The county engineer informed the board that the problem with the monitoring system for the dam is the controller. They replaced the key and will see if that remedies the situation to avoid standing water and possible flooding of the dam and nearby homes.
 - Dawn continuously goes back to the dam to see that water is draining after a snow event or significant rainfall. Wolfgang also checked the dam area and saw that water was draining at a controlled rate towards Cave Creek.
 - Although there is standing water after these events, it is slowly draining but will continue to monitor and keep in touch with the county engineer.
 - Duke Energy has not fixed the streetlight outage on Waterstone Trace or the pole- Michael will submit a request via their website for repair.
- Resident Updates- None
- Annexation- No update until the City of Bloomington is done with their petition recount. Dawn will post updated information on the website and social media channels as information becomes available.
- Communication updates (Facebook, Next Door) - No update as there is no new information. Dawn is continuously monitoring the social media pages and updating the website.

HOA Administrator Report - Michael Rousey

- Discussion of homeowner violations
 - Michael reported that we haven't heard anything from the county regarding the camper violation. The camper is still over the sidewalk right-of way on

Fieldstone Blvd. Our attorney stated our covenants do not permit parking of RV's in the subdivision. Accordingly, we should establish a process, adhere to this process and assess fines accordingly. We do need to provide the residents an opportunity for a hearing before assessing fines or levying liens.

- Since the violation is over the sidewalk right-of-way, we are going to take the following steps:
 - Michael is going to contact the highway department first. If no response or outside of their department, then
 - Wolfgang is going to contact the county attorney to see what can be done.
- We are concerned that if a resident gets hurt, the HOA could become involved if we don't show a pattern of trying to remedy the situation.
- Balance/ Financial reports
 - Michael mentioned the balance owed to the HOA is low going into the 2022 dues collection. He will be sending a report for the website.
 - Michael mentioned that he will be submitting a \$185.60 charge for postage.
- Attorney discussion & update
 - For collection matters, we pay the attorney up front, they collect the money from the resident and reimburses the association.
 - The attorney will be instrumental in helping with our covenant changes and homeowner violations.

Community Time

- No residents were present.

New Business

- Michael mentioned that the resident at Candi's previous residence in Stonechase has our 1099 forms that were accidentally delivered to her residence. Dawn was given the phone number and will make arrangements with the homeowner to pick them up and get them to Michael.

Adjournment

- Wolfgang made the motion to adjourn; Laurel seconded. The meeting was adjourned at 8:40 p.m.