

Stonebridge HOA

Draft Meeting Minutes for 10/15/24

Location: Teams Online

- Call to Order

- Roll Call of Officers
 - Ben – Absent
 - Darshan – Present
 - Justin – Present
 - Radhika – Present
 - Marcus – Absent
 - Chris – Present

- Approval of the minutes of the regular meeting on 7/17/24
 - Darshan – Motion, Radhika – Second, In Favor – All, Against – None

- Agenda Items
 - Treasury Report
 - Report on expenses
 - All HOA dues have been paid
 - Account Balances as of 10/15/24
 - Operations: \$13,792.38
 - Reserve: \$34,130.03
 - HOA has no unpaid liabilities or mortgaged assets

 - Tree Removal
 - Fallen tree this summer resulted in \$1,500 removal fees, fell from HOA property into neighbors, worked with village and Red Oak Tree Removal to resolve

 - Management Company
 - Reviewed proposal for Foster Premier Management
 - Approval of Foster Premier Management Contract
 - Total cost is \$12,000 per year, \$1k per month
 - Website and Document Management are included
 - Chris – Motion, Radhika – Second, In Favor – All, Against – None

 - Landscaping

- Still need to receive credit for spring passive park cutting that did not happen
 - Twice a year good enough? Early spring and then summer?
- 2025 Budget
 - Anticipating an increase in dues to \$550 to offset management fees
 - We have a huge savings right now with our landscaping contract so that is helping to offset costs, but we assume this will begin to diminish
- Turnover from WRH Update
 - William Ryan turnover still pending
 - Still outstanding landscaping items
 - Possibly next spring
 - Not much visibility into what work remains
 - Justin will reach out to Erika for update
 - Justin needs to make sure WRH has snow plowing contract for Phase 2 in place
- Election Results
 - **John Masini (39) 170 Cranbrook**
 - **Rahul Patel (37) 125 Hubbard**
 - **Sean Sullivan (22) 102 Flint Creek**
 - Sayta Anala (19) 103 Flint Creek
 - Please send me contact details, phone and email, and I will get you added to new HOA threads
 - Thank you to Ben, Darshan, and Chris for their years of service helping Stonebridge
- Motion to Adjourn
 - Darshan – Motion, Radhika – Second, In Favor – All, Against – None

Open Discussion / Questions

- In person meeting options, is this an option? Yes
- Trees in parkway conversation
- WRH handover, still open
 - Does the HOA have any input on this? No is the simple answer
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Action Items:

- Marcus is inquiring about if anything can be done to help better direct traffic during school release hours to help avoid further accidents like we have seen this year.
- Each board member is going to out and get one property management quote for discussion.