

Stonegate Landowner's Association Annual Meeting Minutes

8/29/2021

Introduction

The annual meeting of the Stonegate Landowner's Association was called to order by association attorney, Rachel Kuhn at 1:30pm on 8/29/2021 at the Streetsboro American Legion Post.

I. Announcement of all present 2020 board members:

- Robert Gelley- President
- Karen Rimmer- Vice President
- John Sotomayor- Communications
- Rick Madden- Landscaping
- Lauren Duncan- Secretary
- Nola Nickolette- Property Manager with Associated Property Management (APM)

II. Selection of a Chairman

The current board was appointed prior to the 2021 meeting; therefore, the selection is completed.

III. Proof of notice of meeting

Per development by-laws, notice of the meeting must be sent out at least 48 hours prior to annual meeting. The 2021 notice was announced 14 days prior, and therefore have been completed.

IV. Roll Call

This was skipped since a sign-up sheet was circulated prior to the beginning of the meeting.

V. Approval of Prior Annual Meeting Minutes

Due to Covid-19, no annual meeting was held in 2020. Therefore, no meeting minutes are available to approve.

VI. Officer Reports

a) Robert Gelley:

- (1) Subdivision Dams. Twice a year, the three dams are inspected. All three have been inspected and are working properly at this time.
- (2) Plat Restrictions: The restrictions are available online, on the subdivision website. All homeowners are required to adhere to these by-laws and declarations, and are

expected to review the documents online. If a homeowner still has questions after reviewing the documents, they should contact the board members for further assistance.

b) **Vice President** Karen Rimmer:

- (1) After receiving multiple complaints about road construction, Karen took pictures and contacted the city to address the matter. All items missed by the city, were addressed and corrected. The city informed Karen that the oldest streets in the development are repaved first.

c) **Landscaping** Rick Madden:

- (1) Road Construction: Spoke with Julie Fields about further investigating the repaving projects within the subdivision and will be following up with the City of Streetsboro Service Director, Bill Miller to address items left behind.
- (2) Landscaping: Entrance way landscaping, and empty lot grass cutting is currently completed by Vizmeg. Rick informed everyone that we've only incurred a 3% increase over ten years. All entrance plants that died, have been replaced and are thriving.
- (3) Sidewalks: Homeowners are responsible for maintaining and repairing the sidewalks in front of their homes. Rick provided a warning not to use Slab Master, as they attempted to repair an incorrect portion of his sidewalk.
- (4) Trees: All trees are to be pruned to ensure stop signs are visible, and pedestrians are able to walk under them.
- (5) Vacant Lot Mowing: The developer is responsible for all mowing on vacant lots.

ii) **Communications** John Sotomayor:

- (1) Currently trying to light up our entrance signs with solar power
- (2) Informed the public that he's responsible for entrance signs when displayed.

iii) **I.T.** Veronica Devese:

- (1) Veronica was not present for the meeting. She was busy updating the subdivision website firewall. All homeowners are encouraged to utilize the website for information and resources.

iv) **Social Committee** Lauren Duncan:

- (1) Continuing to work on improving subdivision morale. Due to the pandemic, welcome baskets were suspended for the time being.

v) **Treasurer** Nola Nickolette:

- (1) Responsible for assisting the subdivision board with managing financials. All financials are uploaded and available online to view by monthly through Caliber. If any homeowners have questions about Caliber, please contact Nola at APM. All funds must be approved by the board prior to APM spending association money.

vi) 2019 Hen Noise Complaint Karen Rimmer:

- d) Guests were asked to speak regarding noise and zoning questions that the public might have at the time. Per the zoning restrictions for the property at 6333 Stone Rd., the homeowners are allowed to have animals on their property.
- e) Homeowners within Stonegate are NOT allowed to have chickens on the premises. All homeowners are again encouraged to review all by-laws and plat restrictions and are required to adhere to all restrictions in order to avoid possible fines for violations.

VII. Election of 2021 Board Members

Board commitments are a one-year term. Effective, today, Robert Gelley and Karen Rimmer have stepped down as acting members of the board. Two new people have volunteered to join in their places for the 2021 year. The 2021 new board officer positions are as follows:

John Sotomayer- President

Dave Hill- Vice President

Eddie Rimmer- Treasurer

Lauren Duncan- Secretary

Veronica Devese- IT and Communications

VIII. Unfinished Business

Thank you to Bob Gelley, Karen Rimmer, and Ron Rescek for volunteering on the board! We greatly appreciate your service and wish you joy with all your future endeavors!

IX. Adjournment

The meeting adjourned at 2:46 PM.