

Franklin Valley Association – July 2022 Meeting minutes

Meeting held at Denise Alter's House, Tuesday July 12th, 2022 at 7:00pm.

Board members in attendance: Melissa Schreiber, Jeff Kowalsky, Graeme Turner, Denise Alter, Monika Czartoryjski, and Matt Gonderinger.

3 total residents in attendance

Meeting called to order by Denise at 7:03, new president thanked old president for yours of service

Old Business

1. Split Rail neighborhood fence is in need of repair. New president asking if we need to repair fence or could we take it out. Monika's husband suggests replacing the posts with non-cedar. Would like to enter a bid, along with the current person Denise is currently using for yard work. **Jeff, Monika & Denise will solicit bids.**
2. Entrance signs need to be repaired, planning on doing one at a time, starting North Pebblecreek which is in the most disrepair - No Bids have been solicited yet, history on the signs regarding the concrete reface, Melissa makes a motion to have the N. Pebble Creek damaged concrete letters removed / cleaned up by supervision, Monika 2nd the motion, Monika says her son will do it, Melissa says her husband will help. All in favor.
3. Conversation regarding fences installed with Angelo family and Langs family. Original Deed for neighborhood & architectural guidelines were read allowed in attempt to find guidance. Angelo family was asked to resubmit with a 4 ft, open fence design with another color if possible. Langs family is looking to get a privacy fence, wood, 6ft. Board requested a matching shadowbox fence with a 4ft limit. He will resubmit.
4. Landscaping issues Monika contacted Frank & Mike regarding expectations of service. They dropped a \$800 invoice for mulch on Monika on July 4th. Board agrees will not pay, all service was part of Memorandum of Understanding. Potential that Frank of Frank and Mike will be retiring soon, will see if Mike will be interested to take over or other vendors
5. Discussion regarding dues being increased by 5% to cover financial shortcomings and expected capital expenditures. -76 yes, 11 no, dues will now be \$150 per resident.
6. Discussion was had regarding posting minutes & financial data on website, this will take place in the future but will take a little extra time due to backend setup of server
7. Suggestion was made that last 4 years of financial data be included with HOA invoice
8. There was an extended conversation regarding nonpayment of dues and potential actions against residents not paying.

New Business

1. Resident Requesting privacy fence discussed above in old business.

2. Website access and other digital data should be shared. Graeme will look into it passing website, facebook access to information along to Matt & Melissa.
3. Treasures Report needs to be revised and resent to board members.
4. Melissa suggests sending out a questionnaire to resident to attempt to open dialog.
5. Monika suggests that trunk or treat on one street be a thing we do in October week before halloween.
6. Monika motioned that we have an ice cream social this year September 16th 630 to 730 evening on coldspring ct with a \$500 budget, Denise 2nd, all in favor.

Next meeting is scheduled for September 13th at melissa's house for 7PM.