

**Stonehill Community Association
Board of Directors Meeting
July 18, 2005**

Present: Harry Conzett, Larry Zettel, Don Steger, Dennis Griffin, Janet Stecklein, Keith Unangst, Deb Goar and Shirley Briggs.

Excused: Kathy Klein

Approval of Minutes

President Conzett called the meeting to order at 7:00 p.m. Keith Unangst made a motion to approve the minutes of the June 20th, 2005 meeting. Janet Stecklein 2nd the motion. All board members were in favor.

Treasurer Report

Larry Zettel presented the financial report as of July 16th, 2005. The main expenses have been for staining of buildings and lawn care.

Assessments were due July 1st. There are 18 that had not been received as of July 18th. Interest on any unpaid assessments will begin to accrue on July 30th, 2005.

Building Report

The staining has been completed on Buildings 11, 12 and 13. There is some minor carpentry work yet to be finished.

Grounds Report

Due to lack of rain, mowing of the common grounds will be done as needed.

The Board is aware that the area where the sidewalk was removed earlier this year is not in good shape. After discussion it was decided that because of the dry conditions this will be left as is for now and be re-seeded later in the year when the weather becomes cooler.

Deb Goar has been taking care of watering the flower bed at the top of Stone Ridge Place. The Board extends their appreciation to Deb for volunteering to take on this task. If you see Deb watering please stop and let her know that you appreciate her efforts also.

It has been noticed that there has been an increase in the amount of wasps on the grounds the past several weeks. Please notify a board member if you see any nests that need to be exterminated.

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Architectural Report

The Architectural Spring Walkaround was completed on June 27th, 2005. The Board of Director's reviewed the recommendations made by the committee. Attached is a copy for the homeowners review. Overall, the grounds and buildings are looking very good. The Architectural Committee and the Board of Directors would like to thank all who help to make our community such a nice place to live.

Old Business

Changing of the entry sign at the top of Stone Ridge Place has been tabled due to funding requests and other considerations of priority at this time.

Once again there was discussion regarding the entry lights on the front side of the units. The Board will begin investigating costs for fixtures and installation. Please contact President Conzett if your entry fixture needs replacing. Quantity of fixtures purchased will affect the price.

There are a few homeowners who would still like to have their dryer vents cleaned out. Contact President Conzett if you would like to schedule a day to have this done.

New Business

Any homeowner who sells their home should contact a board member with the name of the new homeowner. Please inform the new owner not to remove or replace the name plate on the mailbox. The Community takes care of the replacement of the name plates.

A Thank You note was received from the Kuperschmitt family and from Hospice.

A request was sent to the Board with the suggestion to change the color of stain that is on the exterior of the buildings. After consideration it was decided this would not be feasible due to cost, color blending with shingles and fixtures, etc.

The Annual Stonehill Community picnic will be held on Sept. 10th, 2005. More details will be provided in the August meeting minutes.

The meeting was adjourned at 8:15 p.m.

The next Board of Director's meeting will be held on August 22nd, 2005 at President Conzett's home.

Sincerely Submitted,

Karen Griffin
Secretary