

**Stonehill Community Association  
Board of Directors Meeting  
March 20, 2006**

**Present:** Kathy Klein, Dennis Griffin, Janet Stecklein, Deb Goar, Dick Koob, Larry Zettel, Stuart Neagle and Shirley Briggs

**Excused:** Keith Unangst

**Amendment to Feb. 20, 2006 Minutes:**

It was reported that Alliant Energy would be removing trees and limbs along power lines. Alliant will be trimming limbs only, no trees will be cut on association property. Trees on neighbors' property may be cut.

**Approval of Minutes:**

President Klein called the meeting to order at 7:00 p.m. Stuart Neagle made a motion to approve the minutes of the Feb. 20, 2006 meeting. Janet Stecklein 2<sup>nd</sup>. the motion. All board members were in favor to accept the minutes as amended and the motion carried.

**Treasurer Report**

Income taxes for the year 2005 have been paid.

Partial payment has been made on the one remaining delinquent assessment.

**Building Report**

Two companies have been contacted to look at roof shingles. Both companies will inspect all the buildings and make recommendations.

Mr. Unangst will be meeting with painters in mid April to receive costs for staining of Buildings 1, 14 and 15.

**Grounds Report**

Five different companies were contacted to give bids for the lawn maintenance, fertilization and snow removal. Of the five companies, two responded with bids. Mr. Koob presented both bids to the board and discussion followed comparing the bids and services being offered. Larry Zettel made a motion to accept the bid received from College Lawn Care. Dennis Griffin 2<sup>nd</sup>. the motion. All board members were in favor and the motion carried.

Spring clean up of the grounds should begin within the next few weeks. Any damage that was done to the lawns due to snow removal will be repaired at this time.

**Architectural Report**

Unit 902 has requested approval for replacement of doors, windows and garage doors. The Architectural Committee approved with the understanding that color, style, size, etc. will fall within the guidelines set in the Association Covenants.

### **Old Business**

President Klein and Harold Konzett met with the Association attorney earlier this month. The association attorney will provide the most up to date by-laws and covenants to the Board of Directors. Once these are received a committee will review.

**No volunteers have contacted board members in regard to forming an audit committee. Board would still accept volunteers since this would be most cost effective.** Mr. Zettel volunteered to contact an outside source to find out what the cost would be to have a professional firm complete the audit.

Follow up was done concerning the installation of some lights near the entrance sign on Stone Ridge Place. It was discussed and decided that it would not be cost effective and this item has been tabled.

Attached is a sample of the front page of the web site that is being developed for the Association. The site is still being built but you can access at [www.stonehillcommunity.org](http://www.stonehillcommunity.org). Please contact any board member or send comments etc. to [webmaster@stonehillcommunity.org](mailto:webmaster@stonehillcommunity.org).

The new policy manual will be tabled until the by-laws and covenants are received and reviewed by the Board of Directors.

The Board is checking for the availability of facilities to hold the Homeowner's Meeting on June 11, 2006—a Sunday afternoon. The meeting is tentatively scheduled to begin at 1:00 p.m.

### **New Business**

We have had some new homeowners move into our community within the last several months. If you have the opportunity to meet your neighbors please provide them with a board members name and phone number or contact a board member who will then try to make contact with the homeowner.

**Reminder:** If you are planning on doing any improvements to your unit you need to fill out an Architectural form. These forms can be obtained from a board member or you can now print one from the new website.

The next Board of Director's meeting is scheduled for April 17<sup>th</sup>. at 7:00 p.m. at Kathy Klein's home.

Dennis Griffin made a motion to adjourn the meeting and Janet Stecklein 2<sup>nd</sup>. the motion. All board members were in favor. The meeting adjourned at 8:00 p.m.

Following this meeting, there was a telephone survey of Board Members who approved the request for a community wide garage sale on May 20. Darlene Konzett volunteered to coordinate this.

Sincerely Submitted,

Karen Griffin  
Secretary