

**Minutes of the
2013 Seifert Creek Homeowners Association meeting**

March 5, 2013, N.P. Town Hall

Welcome remarks and introduction of the board.

Vicki Snarr made motion to avoid reading of minutes out loud as copies were available.

Traci Dewitt seconded the motion.

Budget Report: Most expensive is landscaping. We are anticipating having to remove/replace trees.

DEFERRED acceptance of the budget as there are items to be discussed with President's Report.

Thanking of various volunteers and neighbors for various events throughout 2012.

Home sales are up. Real estate market seems to be looking better.

CGS will again be the refuse hauler of choice for the neighborhood. They are the cheapest and it keeps only 1 coming through the neighborhood.

Landscaper: We are again going with Ground Dynamics. They had the best bid, were very attentive to any concerns or issues and they are prompt on the billing. As per requirements, the board will again take quotes for next years' common ground landscaping.

Yvonne Jonas mentioned we should commend the landscapers for picking up trash and not mowing over it.

Flyers, handouts, mailbox stuffing: Residents encouraged to write Letter to editor regarding/suggesting ads be used by those advertisers. Point is to make sure that they are aware the advertisements are not getting into the households. Also, we have posted out front flyers are not allowed and they can be fined by the city. Will be investigated further. Nancy Owens will contact the advertisers to find out the "agency" or company contracted.

Street light/mailbox/signs painted. Looks good. All done at the same time. Front lights: some need to have screws bored out and replaced. And one streetlight is on all the time so the sensor needs to be replaced.

GFCI box on front lights: Craig Thomas thinks it might need to be replaced. All the lights, etc., out front will be checked out.

Real estate is selling strongly in the neighborhood. Should we investigate or is now the time to address amendments to the covenants? Ramadan Abdelsalam suggested that there be requirements stipulating the adherence, by any renters, to the covenants.

Motion by Cynthia VanBree to articulate in the covenants the handling of rental property, stipulating the management of the property be in accordance with all covenants.

Motion seconded by Craig Thomas. Motion passed.

In the past, we have had a “clean up” work day where neighbors got together and worked on the walking/nature trail. Scott Miller usually mows it and helps maintain it. And Ted and Yvonne Jonas welcomed everyone to their yard for a cookout 2 years ago.

Jean Thomas proposes reinstating the work day, weather permitting. Jean will step up and coordinate that work day, along with Yvonne Jonas.

Easter Egg hunt: There was the feeling from those present that we might have more kids in the neighborhood now. Yvonne feels it is important for kids getting able to meet the other kids in the neighborhood. The Easter Egg hunt will be the weekend after Easter, April 6, at 11 a.m. Yvonne will handle the publication/advertising of the event. Jenny Greiner recommended getting “clearance Easter candy” since it is the week after the actual holiday, thus saving the Association on costs.

Garage sale: Vicki Snarr and Sue Gahimer have agreed to co-chair the neighborhood garage sale. Those present felt June 1st would work well.

Architectural committee issues: Regarding house with fence issues: Jean Thomas explained how the former homeowner was able to have the work done quickly and without consulting the architectural committee. He also quickly sold the home. It has since changed owners again. Tom Pearson, Architectural committee member, stated that the new owner wants to work with us and that he will run any changes to the fencing, etc., through the architectural committee.

Architectural Committee: Per Tom Pearson: Any homeowner making changes needs to provide the Architectural Committee with 2 copies of plans, along with any necessary explanations. The committee will go over the plans and compare/check the covenants.

Jean Thomas apologized for sending out letters instead of personal phone calls. She has been traveling a lot and has sent letters to maintain a paper trail.

Lees stated they had not received any copies of the by-laws or covenants. She also had questions regarding lights bulbs, streetlights and her outside lights on their house. Sue Gahimer mentioned that she could find them on the website.

New board member: Tom Greiner nominated Vicki Snarr. Tom Pearson 2nd. Resident Vicki Snarr will fill the board opening created as Jean Thomas leaves the board. The Board thanks Jean Thomas for her many years of service!!!

Budget: Yvonne made motion to accept, Vicki Snarr seconded. Budget accepted.

Adjournment: Vicki motioned to adjourn, and everyone present seconded! Meeting was adjourned promptly at 8 PM.

PLEASE SIGN IN

PLEASE SIGN IN

PLEASE SIGN IN

PLEASE SIGN IN

**IF YOU ARE NEW TO THE SEIFERT CREEK NEIGHBORHOOD,
PLEASE FILL OUT THE FOLLOWING AND LEAVE WITH ONE OF
THE BOARD MEMBERS.**

*THE ASSOCIATION WOULD LIKE TO HAVE CORRECT INFORMATION
ON ALL CURRENT RESIDENTS.*

[IF YOU ARE CURRENTLY A RESIDENT BUT ARE SELLING YOUR HOME,
PLEASE TAKE ONE TO PASS ALONG TO YOUR BUYER!]

Current Home Owners: _____

Purchased from: _____

Address: _____

Phone: (Home) _____ (Cell) _____

In Case of Emergency: _____

Any children or pets you want known? _____

Any other information you feel the homeowner association should
know about?