

STRAWBERRY RIDGE HOA

Annual Meeting

January 21, 2019, 7pm

Agenda:

1. Welcome and call to order. We ask all homeowners present to please sign in.
2. Our neighborhood police officer, Dusty Poncin, will update homeowners with happenings our area.
3. Year to date financial (January 2018 through December 2018) will be presented. See the reverse page for YTD financial report. (Linda Campbell reports)
4. Discussion regarding the annual HOA assessment.
5. Resident poll regarding restricting parking to one side of Strawberry Ridge Drive (David Schneider reports)
6. Indentures of Trust and Restrictions. Discussion of what the indentures are and what restrictions are.
 - Trustee Kathy Brown has been in contact with the attorney group of Sandberg, Phoenix & von Gontard, P.C. regarding updating our indentures to conform to the current legal environment. (Kathy Brown reports)
 - Resident discussion regarding thoughts about limiting rental property in the HOA. Current property would be grandfathered in. New restrictions would take effect up sales any current rental properties in the HOA.
7. Resident engagement in the HOA. Resident help/input is greatly needed. The HOA is in need of committees for the annual social, landscaping, communications.
8. Social media/internet information (David Schneider)
9. New business/resident questions

Website reminder: www.strawberryridge-hoa.org

This is the official HOA website. It contains information such as our subdivision indentures, trustee info and county ordinances. The website was updated to more user friendly Wordpress.

HOA finance report as December 31, 2018 as follows:

Beginning Balance	\$23,692.07
Receipts:	
Interest	\$ 82.50
Trustee Assessments	\$16,335.00
Special Assessment (fence)	<u>\$ 170.00</u>
Total Receipts	\$ 16,587.50

Disbursements:

Legal	\$ 88.35
Liability Insurance	\$ 1,063.00
Electric (street lights)	\$ 3,556.90
Common Ground Maintenance	\$12,451.53
Tree Removal	\$ 4,383.00
Irrigation Maintenance/Repair	\$ 1,940.00
Subdivision Signs & Posts	\$ 183.76
Miscellaneous Expenses	\$ 135.00
Subdivision Meeting Expenses	\$ 35.49
Newsletter Expense	\$ 50.00
Subdivision Social Expenses	\$ 1,400.54
Postage	\$ 94.00
General Office and Copy Supplies	\$ 13.06
Recording Fees	\$ 27.00
City & Village Collection Fee	<u>\$ 1,658.75</u>
Total Disbursements	\$27,080.39

Current Ending Balance: \$13,199.19

The bulk of 2018 expenditures went towards common ground maintenance. This included honeysuckle/weed removal, retention pond maintenance, tree removal and repairing the irrigation system - \$18,774.53.

Free to contact any trustee with questions or concerns.

Kathy Brown 636-225-2228

Linda Campbell 636-861-2221

David Schneider 314-941-4142