



Strawberry Ridge Owners Association, St. Louis County 2025 Summer Newsletter

Greeting to all homeowners/residents. This edition is being sent to everyone, including rental residents. We want you to be included in our HOA information! Spring has moved on and sunnier, warmer (hot!) temperatures have arrived. By now, we are all aware of the devastation in St. Louis city from the recent May storm. Although there is still work being done in our subdivision, we are on the verge of recovery from last May's storm. It's been a long, slow and at times painful process. But we're nearly there!

Reminder: The HOA is governed by indentures (see our website: strawberryridge-hoa.org). The subdivision is in unincorporated St. Louis County. We are **not** part of a city or municipality. Therefore, we follow St. Louis County ordinances (<https://stlouiscountymo.gov/st-louis-county-departments/planning/subdivision-trustee-resources/ordinance-guidebook/ordinance-guidebook/>).

Our neighborhood policing officer, Brian Hessling, advised our area is still low crime. As always, close garage doors and lock car doors (deadbolts highly recommended). If you see something amiss, please report to the police! This can be done anonymously. The police need residents willing to file a report and give as much info as possible (name of person, if you know them, license plate number, etc). We are currently working on having an informational night in the common ground, date to be announced.

Road and Parking: Residents are reminded the speed limit is 25 miles per hour on all roads in the HOA. Drivers are asked to exercise caution as there are many children in the subdivision. *Parking: "It is unlawful to park a car, truck, bicycle, scooter, or any vehicle on a sidewalk so that it obstructs pedestrian traffic.* Driveways technically end at the sidewalk. Per county ordinance, residents are reminded that blocking the sidewalk (even if part of the driveway) is a violation. Curb cuts from the sidewalk to the street have been blocked by parked cars as well. Walkers and disabled residents have a hard time getting around parked cars. Be aware, tickets have and may be issued for impeding the sidewalk! *Also, basketball hoops, playground or sports-related apparatus or similar objects are prohibited on or within a public roadway or sidewalk.*

Finances: As of this writing, total funds in checking are 26,322.73, representing both the regular assessment and special retention basin assessment accounts. Lawn care, electricity for streetlights and water expenses for the irrigation system are regular ongoing expenses. Tree care remains a large expense for the HOA. It is very important that regular assessments are paid to maintain the HOA. Last year, the HOA literally ran out of funds in regular assessments and had to dip into the special assessment to pay regular bills.

Homeowners can pay assessments online safely and securely through this website: cityandvillage.com. You will need to setup an online account to pay online. Online payment fees are \$2.99 for e-checks or 3.5% of the balance (or minimum of \$5). Payments go directly to our bank account. They are not manually handled by City and Village representatives. Homeowners are encouraged to consider paying online – either with City and Village or through your own online banking. Unfortunately, we are seeing more delivery problems with the US post office. Neither City and Village or trustees have control over the mail.

**** Parent, please make sure that children do not ride or leave bicycles, toys, bottles, trash, etc., on the street or any common ground area, including cul-de-sacs. ****

Common ground: Lawn care has begun. Our contractor, Runyon Lawn and Landscaping, removed a small section of honeysuckle that was starting to block the sidewalk on Strawberry Ridge. Common ground is mowed every week. Our two retention basins (on Vance Road and upper Strawberry Ridge) are mowed twice a month. Irrigation of the large common area going up Strawberry Ridge has been scheduled with American Water.

As trustees, we receive a few complaints of tall grass/weeds, dead trees, etc. Our indentures address some of these issues. County ordinance also states, “yard areas should be clean and well maintained, with no accumulation of litter or used appliances, no grass or weeds taller than eight (8) inches, no areas of erosion, and no low areas allowing the collection of water”. Concerned residents can always contact trustees. However, residents can also report problem properties to St. Louis County problem property unit directly and anonymously Monday through Friday, 8 am-4pm, at 314-615-4100 or through their online portal: <https://stlouiscountymo.gov/st-louis-county-departments/transportation-and-public-works/problem-properties/>

Trees – Monster Tree came out earlier in the year to check our common ground trees. They will be checked again, as not all the trees had come out of dormancy. *Reminder, grass and trees in easements between the street and the sidewalks are the responsibility of the homeowner.* The HOA does not take care of easements, except those within the common ground boundary. Our arborist notes a few trees that are dead/dying on homeowner lots. These can pose a danger to your home and/or people and should be taken care of. Of particular concern are ash trees infected/dying due to the emerald ash borer. We are asking for all residents to keep your residential property maintained, including grass and trees. Tree limbs need to be cut back if they overhang or impede pedestrian walkways. Bushes that are overgrown on sidewalks need to be trimmed back. At this time, two large trees in the upper retention area will be taken down due to disease/rot. Tree removal is a major expense to the HOA.

Resident engagement: Trustees are planning “circle” meetings for each cul-de-sac. We want to connect with all residents and hear your ideas. Stay tuned for dates!

Want to stay in the know? Join our **Facebook group: Strawberry Ridge - Unincorporated West St. Louis County, Missouri** This is a closed group - anyone requesting to join will need to answer a challenge question to be approved for membership. Need documents or info regarding the HOA (the HOA indentures, newsletters, county code, and more) look at our official website: strawberryridge-hoa.org, contains

Questions? Contact a member of the board of trustees

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