**STONEBRIDGE HOMEOWNERS ASSOCIATION MEETING**

October 21, 2021 – 7 pm

Lunar Bowl

**Present**: Phil Leslie (President), Jon Mitchell (Vice President), Hugh Rathbun (Treasurer), Jorge Gonzales (Architectural Committee), Viv Glenn-Hough (Secretary), Marc Edwards (Architectural Committee), Windy Stewart (Architectural Committee), Gary Hough

**Finances**: the following amounts were in our bank accounts as of September 30, 2021

* Checking $197.84
* Savings $890.43
* Country Club Bank (for HA-KC use) $12,474.75
* Certificate of deposit $38,705.80

Phil advised that we filed several lawsuits involving homeowners who are still in arrears on their homeowner’s dues. Two of those paid their delinquent amounts at that time. The rest are in process through the legal system, and we anticipate being able to recoup attorney’s fees once they are resolved through the court system.

**HOA Complaints**: We received an unmarked, anonymous envelope regarding whether we allow rental property in our subdivision. While our Covenants and Restrictions do not prevent renting out entire homes in our HOA, there is no provision for subleasing your property.

We also received a complaint about a house that had weeds and uncut grass. There is nothing in our restrictions that says you must treat your lawn for weeds and mow your yard. We can’t force a homeowner to do that, but there are restrictions that the City of Blue Springs has regarding mowing lawns. Phil checked the property in question and found no issues that needed to be addressed.

**HOA Architectural Committee Requests**: Jorge discussed the requests he has received for the Architectural Committee since our last meeting, which involved fence requests and various other painting issues.

**Other Items**:

Lawn care: Phil advised that the company we had been using this year for lawn care around the pond will not be in business next year. He obtained several bids from other companies, and as a result, the board voted to give 2022’s lawn care business to Adam Lawn and Leaf at the cost of $3775 (we paid $5300 for this year). If we are satisfied with their work at the end of 2022, we have the option to renew them for the following three years at the same rate. They also come recommended from another HOA.

Fountain: Jon asked that we consider putting in two smaller fountains for the pond next year, rather than the one larger one we have relied on for a number of years. It would assist with aeration and hopefully cut down on the algae. Our fountain had already quit working this year anyway, and our pond management company is looking at costs for fixing that fountain vs. the cost for two smaller ones.

Pond re-rocking: We have discussed re-rocking around the pond for the past year. It was the board’s intention to rent equipment to do this ourselves; however, no one on the board has had the time to accomplish this task. We are looking at getting bids for the work instead and using larger rocks to help prevent kids from throwing rocks into the pond.

The next HOA meeting will be held on Thursday, December 9, 2021 at 7 pm at Lunar Bowl. This will be our annual homeowners meeting and pizza will be provided for those in attendance. Children are welcome!

Respectfully submitted,

*Viv Glenn-Hough, Secretary*