



Meeting called by: Todd Ippen (President) **Type of meeting:** Quarterly Board Meeting (DRAFT)

Note taker: Todd Ippen

Members Present Todd Ippen (President), Brad Morningstar (Member at Large); of note, three board members were absent and they were Rian Yablun (Vice President), Kevin Simecek (Treasurer), and Lance Snider (Secretary)

Attendees: Scott Keller, Jean Walrack, Dan Pusateri, Cathy Christmas, Brenda Joslin, Russ Joslin, Ken Zoerner, Tom Straley

Intro: Welcome, Roll Call (10 attendees) and Approval of Last Meetings Minutes (Todd motioned and Brad seconded the motion, board approved)

Board Reporting: President –

Elections: President and Treasurer positions were up for re-election.. The board received no nomination forms. As a result, both Todd as President and the current treasurer, Kevin Simecek, will stay on for another 2-year term.

Entrance Signs: The Board received 2 quotes from both Rainbow Signs (local to Spring Grove used by the village and KLM) and Fast Signs (Northbrook). Both were comparable in price. Rainbow signs were \$4980/each and Fast Signs were \$5385/each. The board agreed to proceed with pursuing 2 new entrance signs for the Clark Road entrance. Given the costs, we will not be doing the Solon Entrance sides and will need to be reassessed next year for 2024.

The farthest south lot on Clark Road has been sold. Reminder to all residents, permits are required for any construction.

Member at Large (Brad) –

The contract with JBT for landscape mgmt. is up for renewal. JBT is performing mowing of the common areas on a week-by-week basis until the new contract is signed with a provider. Weed and dandelion have begun to take over the berms and entrance areas. Approval of a new landscape maintenance contract is needed for the weeds to be treated.

Homeowners Comments –

The Solon Road entrance needs a little improvement and beautification. It was recommended to contact Lugo and Lawn Barbers for additional estimates for the landscape maintenance. Covenant vote to remove KLM was brought back up along with producing an email blast for upcoming meetings.