

SVHOA Board Members

Brian Offenbacher
President

Tracey Timmerman
Vice President

Bob Ruhlman
Treasurer

Theresa Olson
Secretary

Bill Earhart
Trustee

Yiem Sunbhanich
Trustee

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From the Board

Election and new trustee

Thank you to all who attended the annual meeting. There were two board positions that were up for election. One was filled by Tracey Timmerman who decided to stay on the board for a second term and the other was filled by Yiem Sunbhanich. Yiem is filling the seat that was occupied by Dave Shugart. The board would like to thank Dave for all of his leadership and foresight during his time on the board. If you have any questions, comments or concerns please do not hesitate to contact the board.

You can now pay dues online!

2010 Dues - Invoices for association dues have been mailed. The option to remit by Paypal is now activated for your convenience. You may also send in a check as outlined in your letter. If you didn't receive a dues letter, please contact your board immediately.

Neighborhood Improvements

Our neighborhood is getting older and with age, things start needing repair. As mentioned in the last newsletter, and at the recent Annual Homeowners meeting, the upcoming repairs are included below.

Landscaping: Altered Scapes was retained for 2010. Due to some issues with the front entrance, Altered Scapes has agreed to provide free maintenance this year which is about a \$1200 value. They will also be applying two weed prevention applications - one in the Spring and one mid Summer. We have been happy with Altered Scapes performance and the attention to customer service.

Pool: Poseidon Pools will be the new pool contractor for 2010. In the spring (and weather permitting) the pool will be painted. Our goal this year is to have the pool painted and open in time for Memorial Day weekend this year.

Fountain/Waterfall: A new pump for the waterfall has been ordered and will be replaced sometime this Spring. This pump is commercial grade and the appropriate size for our pond. Additionally, the fountain in the upper pond also needs replaced. This will be done sometime Spring/Summer as well.

Front entrance Lighting: Once the weather improves, the board will be hiring an electrician to provide suggestions on how we can improve our front entrance. Some of the lights have been rewired to accommodate regular household lights and are not bright enough or appropriate for the entrance lighting purpose.

Upcoming dates

Annual Dues

Payment due March 31

Spring Break

March 22 thru March 26

Orange Township Parks Board Meeting

April 1 and 8

SVHOA Garage Sale

June 18 & 19

Neighborhood improvements continued:

Website: We've hired a local company, Unicom Internet Services, to create and maintain a new website for our community. In the past, one of our residents maintained the site for us but after he moved away, we were not able to find anyone to take his place. Unicom maintains the websites of Oak Creek, Oak Creek East and Prestwick Common's. We'll be keeping the same URL and we'll notify everyone once it is up and running. We are looking forward to the new site and think it will be a great addition to communicating with you.

Legal Council: The board has decided to enlist the legal council used in the past. They will not be kept on a retainer but will be used for two main purposes:

- 1) Demand letters - this is the letter sent to residents who are past due on their annual homeowners dues. The cost is \$50 per letter which will be the responsibility of the delinquent homeowner.
- 2) Lien filing - liens are placed on any home that is 60 days late in paying their annual dues. The cost to file a lien on any home is \$160 and the applicable homeowner is also responsible to reimbursing the Association.

Community

Orange Township Parks Board: The Orange Township Parks Board will hold two public meetings, April 1 and 8, to learn more about the Orange Township Parks, trails and facilities including planned initiatives. These meetings will be at the Township Hall located at 1680 E Orange Road at 7pm both nights. See included flyer.

Homeowner reminders

Hopefully the snow is behind us and the warmer weather is here to stay and with the warmer weather our thoughts may turn to our yards and landscaping. The Board encourages everyone to take pride in their home and community and want to remind homeowners of a few items.

- Trash receptacle: Per SVHOA deed restrictions, trash bins are not to be stored where they are visible from the street of the house.
- Fencing: Several residents have started growing vegetable gardens and utilizing fences to keep out our four-legged "residents." We want to remind everyone that fences are not permitted around vegetable gardens on the side or front of homes (e.g. cannot be visible from the street). Gardens in the back of homes are permitted to have a fence no higher than 24 inches.
- Have a question, suggestion or need a copy of the deed restrictions? Contact the Board at svhoatrusteas@gmail.com and we'll do our best to address your questions and concerns.

Thank you for your consideration!

