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Halloween Parade Results

We had a great turn out for our Halloween Parade on a beautiful sunny Saturday morning! Thank you all so much for coming out and participating. We missed the Stebbins band this year, and we certainly are looking forward to next year already. Thank you to our volunteers, Mike and Jenn Bradley, Jacquie Suhr, Gordon and Christina Gross, The McCarty's, Forest Ridge Baptist Church, The Ghostbuster (Jeff Dennison), the Zombie Truck (Cindy Rice and Brian Fugate) and of course the Riverside Police and Fire Departments. Also thank you to Jackie for your donation of hand sanitizers and masks. I do apologize as I did not get the full names of all our winners! Congratulations to all of you, and great job to all who participated!

Blood and Gore- Luke, on Stilts

Dress Your Dog- The Sorenson's, the Hawaiian Dog

TV/Movie- Cailyn Kreckman- Sarah Sanderson, Hocus Pocus

Holiday- Mr. Herman, Super Bowl

Superhero/Cartoon Character- Rynn, Jester Lavorre, Critical Role

Fairy Tales- Miss Autman, Princess

Disney- The Digiori's, Mickey and Minnie Mouse

Group- The Bentz, Circus



BOARD OF TRUSTEES

Mike Bradley (22)	937-949-1501
President	mike.bradley@forestridgeassociation.org
Larry Ford (22)	937-343-4060
Vice-President	larry.ford@forestridgeassociation.org
Rich Spielman (22)	937-212-9693
Treasurer	rich.spielman@forestridgeassociation.org
Tabitha Bentz (22)	937-802-0839
Secretary	tabitha.bentz@forestridgeassociation.org
Mike McHugh (22)	mike.mchugh.fra@gmail.com
Scott Kreckman (23)	937-490-9757
Steve Weiser (23)	vmiarmor05@gmail.com
Jesse Morgan (23)	
Justin Hickman (23)	

(-) Term Expiration Date

Matters concerning Forest Ridge policy should be referred to the Trustees.

Board of Trustees Meeting:

Third Monday of every month at 7:00 P.M. at the
Forest Ridge Baptist Church on Union Schoolhouse Rd.
Meetings are open to all FRA residents.

Interim Treasurer and Membership Chairperson:

Treasurer, Rich Spielman	937-212-9693
Town Property Management - Cindy Hess	937-222-2550

Assessment payments are accepted by mail and membership cards are issued
at the pool Please send all FRA correspondence to:

FOREST RIDGE ASSOCIATION
c/o Towne Property Management

6540 Centerville Business Parkway • Dayton, OH 45459

FOREST RIDGE COMMITTEES

Pool Maintenance and Operations:	
Pool Number	937-236-9691
Green & Maintenance Committee:	Scott Kreckman
Activities Committee:	Scott Kreckman
Pool Committee:	Mike Bradley
Communications Committee:	Mike McHugh
Audit Committee:	Steve Weiser
Infrastructure Committee:	Larry Ford
Elections & Voting:	Larry Ford

Editorial Policy: The editor welcomes all articles submitted,
but reserves the right to edit any article used for publication.
Name and phone number must be included on the article draft.

FOREST RIDGE ASSOCIATIONS

Halloween Parade:	
Victoria Kreckman	937-490-9757
Running Creek Reserve:	
Bob Dalton	937-235-2154
Lost and Found / Pet Patrol:	
Carol Wetrich	937-237-1766
FRA Soccer League Chairman	
Brittany Heckman	frasoccer@gmail.com ... 301-378-6327
Welcoming Committee:	
Maria Ford	mytif9@gmail.com
Fighting Fish Swim Team:	
Rebeca Brooks	
Local Organizations	
BSA Troop 169:	
BSA Troop 5169:	
Mark Jobe	937-237-3139

EMERGENCY NUMBERS

EMERGENCY	911
Riverside Residents:	
Fire/Ambulance (Riverside)	911
Non-Emergency Number	937-233-2080
Community Problem Response Team	937-510-3490
	Jeremy Reeb
Dayton City Residents:	
Police	937-333-2677
Fire/Ambulance	937-333-3473

FOREST MURMURS STAFF

Editor:	
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Forest Murmurs Deadlines

Advertisers: Wednesday, November 25, 2020

Articles & Et Cetera: Friday, November 27, 2020

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https://www.forestridgeoh.nextdoor.com/news_feed/



Find us on Facebook:
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**Forest Ridge Association
Board of Trustees Regular Meeting
September 21, 2020**

Trustees Present: Mike Bradley, Larry Ford, Rich Spielman, Tabitha Bentz, Scott Kreckman, Mike McHugh (via phone), Steve Weiser, and Jesse Morgan

Trustees Absent: Justin Hickman

Mike Bradley called the meeting to order at 7:05 PM

Police Report: No police present due to Covid-19

Minutes: August 2020 minutes approved as written, Mike Bradley moved to approve them, Larry Ford seconded

Vote 8-0-1*

*(Trustee Justin Hickman was unable to attend, therefore he counts as an absent vote on all meeting votes)

Trustee Vote Results: 122 votes cast (Quorum was reached with 108)

Votes Received: Scott Kreckman- 98; Steve Weiser- 95; Jesse Morgan- 106; Justin Hickman- 102

-Current Board Members with term end listed below:

Mike Bradley- President (2022)

Larry Ford- Vice President (2022)

Rich Spielman- Treasurer (2022)

Tabitha Bentz- Secretary (2022)

Scott Kreckman- At Large (2023)

Mike McHugh- At Large (2022)

Steve Weiser- At Large (2023)

Jesse Morgan- At Large (2023)

Justin Hickman- At Large (2023)

-Waiver to collect Reserve Funds was not passed (51% of members must vote to waive, 2% did, all other votes were to collect the Reserve Fund)

2020 FRA Trustees Officer Votes:

Trustee Board positions are voted after the annual meeting.

PRESIDENT: Jesse Morgan and Larry Ford nominate Mike Bradley

Vote 8-0-1*

VICE PRESIDENT: Mike Bradley and Rich Spielman nominate Larry Ford

Vote 8-0-1*

TREASURER: Mike Bradley and Scott Kreckman nominate Rich Spielman

Vote 8-0-1*

SECRETARY: Scott Kreckman and Larry Ford nominated Tabitha Bentz

Vote 8-0-1*

Current Committee Chairs Maintained. They are as follows:

-Greens- Scott Kreckman, Alternate Justin Hickman

-Audit- Steve Weiser, Alternate Tabitha Bentz

-Pool-Jesse Morgan, Alternate Mike Bradley

-Elections- Larry Ford, Alternate Heather Gwin

-Communications- Mike McHugh

-Jenn Bradley- Minutes

-Maria Ford- Welcome Packages

-Activities- Scott Kreckman, Alternate Tory Kreckman

-Infrastructure- Larry Ford, Alternate TBD

Treasurer: Rich Spielman, Forest Ridge Association Treasurer, August 2020

Treasurer's Report

Operating Funds Financial Report – August 2020

Available Funds as of August 1, 2020:

\$143,695

Income: \$13,985

Expenditures: \$21,326

Decrease in Operating Funds \$ 7,341

Available Funds as of August 31, 2020

\$136,354

Capital Funds Financial Report – August 2020

Available Funds as of August 1, 2020;

\$166,837

Income: \$ 14

Expenditures: \$0

Increase in Capital Funds \$14

Available Funds as of August 31, 2020: \$165,568

Uncollected Assessments as of August 31st

97 Properties owe \$85,793

☐ 46 properties owe prior years and current year - dollar value is \$73,790

☐ 51 properties owe just current year - dollar value is \$12,003

☐ We have liens on 41 properties - dollar value is \$61,674

Trustees hoping to speak with Kaman and Cuzmano about continuing to clarify our options as an HOA to ensure we are collecting all overdue assessments.

Communications: Mike McHugh leading the board on working on a FAQ section for the website/social media to make information easier to find. Board will have a working list this month. Nextdoor and Facebook actively being monitored by Jenn Bradley. Welcome packages are behind handled by Larry and Maria Ford. Murmurs is being handled by Roberta Havholm.

Maintenance & Greens: Scott Kreckman is continuing to evaluate options presented at the September Members' Meeting for future Greens Space Management. Greens doing their best to keep up with Member issues

Infrastructure: Larry Ford picking up new Forest Ridge sign on Wednesday (September 23rd) to replace what was damaged in an accident last winter. Still waiting on one more bid/opinion on Tennis Court repairs/replacement. Tennis court nets will be replaced this year. Also exploring basketball court repairs for this year. Three individuals on Infrastructure Committee with Larry Ford. Individual committee members are pulling upcoming projects to begin to look at and get bids; specifically playground and culvert repairs/upgrades scheduled for 2024. Also discussed the bridge near the soccer fields with local Boy Scouts to address it as an Eagle Scout project-may need to be closed until it can be fixed.

Pool: Jesse and Mike Bradley reported on pool Pool Repairs:

- ☐ L-Shape pool pressure test: Leak detection company will be diving the pool after it is closed for the season to finish leak checks was \$2,400
- ☐ Skimmers leaking, tile leaking, as well as an old patch leaking
- ☐ Waiting on final estimate for L-shaped pool repairs.
- ☐ Old lifeguard chairs were removed by Mike and Scott but pedestal base in concrete still need to be removed, this will be done when the deck is replaced as they are deep in the concrete
- ☐ Planning to replace decking around the pool this year if weather allows
- ☐ L-shape and lap pool pump replacements – neither meet PHDMC's flow requirements. (Lap = \$1,864, L-shape = \$9,989) Flow is so bad on lap pool that it does not register on

the meter.

- ☐ Planning to work with swim team to touch up paint in lap pool
- ☐ Negotiating Contract with SwimSafe for future partnership

Recreation: Fall 2020 Soccer has been cancelled. Awaiting update on Swim Team season results.

Activities: Halloween Hayride had to be cancelled due to Covid-19 social distancing requirements, but Fright Night and Halloween Parade (October 31st at the Gazebo) will be able to be held. Christmas Light Fight Preliminary Judging will be Dec 12-13 online and Christmas Party Date TBD. Luminaries will be available, look for order form in October Murmurs.

Audit: Steve Weiser reported that the Audit is moving forward for the 2017 and 2018 years. Rich has provided all of the 2019 information so the audit for 2019 should move forward as well. Still working though process.

Taxes are due in November, working to have them done by beginning of October with Accountant.

Elections:

Election Committee currently Larry Ford and two members, looking for additional/new members to assist with future elections. If interested, please reach out to Larry Ford.

Old Business:

Entrance Sign Replacement – Larry Ford picking up new plaque

Shed Driveway Replacement – has been pushed back as the City of Riverside is not paving Meadowsweet at this time. May be done in 2021.

Insurance Review – on hold

HR support for employees – on hold

New Business:

No new business.

Meeting adjourned at 8:33 PM

FRA OPERATING AND REPLACEMENT RESERVE FUNDS as of SEPTEMBER 30, 2020

OPERATING FUNDS

Available Funds as of September 1, 2020			136,354
Income	3,612		
Expenditures		-20,388	
Decrease in Operating Funds			-16,776
Available Funds as of September 30, 2020			119,578

Income is from Current Year and Prior Year Assessments

Expenditures were for: Swimming Pool (\$ 2,944), Administration (\$ 8,510)
Green Area (\$ 8,749) and Communications (\$ 185)

REPLACEMENT RESERVE FUNDS

Available Funds as of September 1, 2020			165,568
Income	26		
Expenditures		0	
Increase in Replacement Funds			26
Available Funds as of September 30, 2020			165,594

Income is from interest earned

Reserve Study Minimum Reserve Fund Requirement	77,113
2020 Reserve Fund for Repair/Replacement Requirements	88,481
	<hr/>
	165,594

STATUS OF UNCOLLECTED FRA ASSESSMENTS

Total Uncollected Assessments as of September 30, 2020. Ninety-two properties owe \$ 78,507. Thirty-seven properties owe \$ 63,670 for prior years and current year assessments and fees. Fifty-five properties owe \$ 14,837 for current year assessments and fees.

(A few properties that owed prior and current year assessments and fees now only owe the current year assessment and fees.)

Filed liens as of September 30, 2020. We currently have liens filed on 39 properties totalling \$ 59,006. A payment plan is in effect for four of the 39 properties. Payoff quote of \$ 1,068.42 was given on another property - awaiting payment.



Forest Ridge LED Luminaries



Forest Ridge is changing up our tradition this year and going to LED Luminaries for Christmas. There will be 15 luminaries for \$10. These luminaries can be used several times over the holiday season, and we will continue the tradition of having them lit through the neighborhood on Christmas Eve. The order form is below and will be posted on Next Door also. Please complete the form and drop it off to the locked black mailbox located at 4036 Cozycroft Drive. Cash only please. Orders will be accepted through Nov. 13th and luminaries will be distributed beginning the week of Dec 7th. We have several people who have volunteered to help put together and distribute, but the more the merrier!! If you would like to help or have questions please contact

Tory at activities@forestridgeassociation.org.



Name:

Number or Sets:

Address:

1 set =15 luminaries:

Amount Paid (Cash Only Please):



Treats for First Responders

Well as I said in my post on Nextdoor, where oh where have my volunteers for Treats for First Responders gone? 2020 has been crappy to say the least but let's not let another tradition go away. Many are afraid to go out or be near anyone outside of family but let's remember that the First Responders have no choice in the matter. So show them how much we appreciate them by contributing to this event. Below I will list suggestions as well as updates on when to deliver.

Cases of water
Crackers (Ritz, Triscuits).
Summer sausage.
Salsa and chips.
Individual Gatorade

Bags of apples or cuties
Un- sliced cheese for putting on crackers
Plastic jugs of pretzels, cheese balls etc
Any kind of bakery item (must be sealed)
Any dips that do not need to be kept cold

Cash (any donation no matter the amount). Need by December 1st.

Vegetable or fruit trays

Homemade cards

Christmas plates and napkins (Dollar Tree is a good source)

Individual pudding or fruit cups.

Homemade items (only Riverside will accept these)

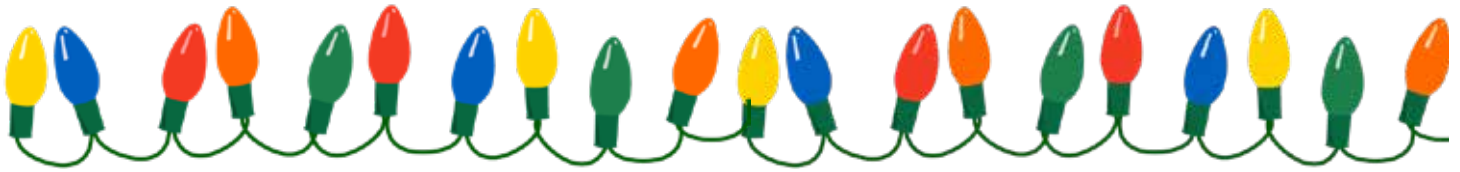
If you plan to donate call me at 937-236-7141, pm on Nextdoor or e mail at mahjonggsue@sbcglobal.net. Date to deliver donations to me is 13 December and the totes full of goodies will be delivered to the stations on December 14. Santa's helpers are ready and waiting.

Suggested sources are Sam's or Costco, Rural King on Troy Pike, Menards in Fairborn, Panera has a great Danish coffee cake, Evans Bakery on Troy Street is a good neighborhood source for baked goods esp coffee cakes, Kroger or Meijer Bakery Departments or the Commissary, if you have access.

Thank you to all who have already donated. Let's pull together and make this a success.

Questions or suggestions just contact me.

Susan Hanley



Activities Report

Members of The Forest Ridge Association;

We have a slew of activities and events coming up in our community for the holiday season. Luminary orders are in full swing and are still being accepted through November 13th. As a reminder, these are \$10 for 15 LED luminaries. This way we can safely have them lit Christmas Eve without fear of setting anyone's lawns on fire!

Holiday decorations will begin going up early to mid-November. With those decorations there will be a mailbox dedicated to letters for Santa. Neighborhood kids can write to Santa starting the day after Thanksgiving through December 14th. Parents, if your child would like a response from Santa he will need your address on the envelope. All letters will be delivered to Santa on a weekly basis with requested responses back by the 20th per agreement with Saint Nick. After the 14th though he needs to concentrate on final holiday prep, so the box will disappear that night until next year!

There will be no Christmas Party this year due to current restrictions. However, we are working to plan an activity of some kind, so watch for that in coming Murmurs, NextDoor, and Facebook!

Just because we can't have a party doesn't mean we can't make our neighborhood seen from space! The Holiday Light Fight returns this year! We will again have judging online for anyone who submits their house for consideration, with final judging occurring on Dec 18th-19th. There will be 3 categories this year; Best Inflatable Display, Brightest House, and the Grand Champion. Prizes for each are being worked out right now, but the Grand Champion will receive a small yard plaque to display for years to come! Winners cannot win in consecutive years, and since there were no winners last year EVERYONE IS ELIGIBLE (except Board Members)!

Sincerely,
Scott Kreckman
Activities Committee Chair

Tory Kreckman
Activities Committee Co-Chair





From the Greens Committee Chair

Members of the Forest Ridge Association;
Following an extensive review of our green space needs, financial abilities, and personnel requirements we have made the decision to contract out the bulk of the work to BrightView Landscaping. We will also be maintaining an individual from our greens crew on a contractual basis for the odds and ends work in The Ridge. The crew has been given the opportunity by BrightView to interview with them for employment, so our team will not be left out in the cold for the new year.

BrightView will be mowing the majority of our green space on a weekly basis, with several less used areas on a biweekly basis. They will also be mulching the primary beds down the boulevard, monument on Union School House, and the Gazebo. We will also be using them for a spring and fall weed and fertilizer application in the green's spaces.

This move was made as a result of an evaluation of our mowing needs, equipment age, repairs, facility needs, and personnel requirements. As many of you noticed this year the mowing fell behind rapidly very early. This was initially the result of not enough staffing but was compounded by equipment breakdowns. At one point 2 of our 3 mowers were down for over a week. The aftermath of this was readily apparent throughout The Ridge. We shifted some of our staff in and out of a leadership position to find the best fit, and did have some wins in that matter. However, the crew needs a full time, day available, person to guide them and assign work. Unfortunately, we cannot afford that requirement as our current budget and dues schedule dictates.

Another aspect that went into this decision was that of our crews' facilities. The sheds, while functional areas for storage and moderate repairs, are not adequate for a work crew to be based. OSHA requires a location for them to use the restroom and a sink. This was a major expense to have installed and maintained. Of the 2 sheds we currently utilize, the second pole barn style shed is in dire need of repairs; yet another expense we do not have budgeted for several years. We will be keeping at least the primary structure going forward for storage needs and holiday functions.

This move will ultimately be good for The Ridge as we will not need to maintain and replace lawn care equipment, nor will we need to worry about what happens if we run into a lean year staffing wise; the green space will be mowed consistently throughout the spring, summer, and into the fall. We will be maintaining an individual as a contracted style employee to allow the flexibility we lose with cutting the greens crew. This individual will be given a flat rate based on the job needed and a time frame in which to accomplish the task.

As with any major change there will be some growing pains and adjustments as we progress into and through 2021. I ask that the members give some latitude as these issues are identified and adjustments made accordingly. When issues arise please feel free to contact greens@forestridgeassociation.org with any concerns or needs so they can be addressed accordingly.

Thank you,
Scott Kreckman
FRA Greens Committee Chair

Forest Ridge Association's Annual Halloween Parade

The sun was out and the skies were clear!

What a great day for a parade!





The Winners!







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Owner

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General handyman services: Any size job. Many references from the Forest Ridge area available. No job too big or too small. Call Mark at 829-1363.

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Thank you to the Kreckmans

Thank you from your Forest Ridge neighbors for the great job you and your family have done to ease the pressure of the pandemic. From the outdoor movies to the Halloween decorations and the parade all of these things have brought a sense of normalcy to our neighborhood. To all of those who helped a double thank you. It is amazing what can be done when people step up and help.

Attention Nextdoor Users

It appears that Nextdoor has made a change as to where your posting goes. When you post look at the lower left hand corner and you will see that your post goes to anyone unless you specify which neighborhood you want it to go to. If you want your post to be neighborhood specific you MUST choose that neighborhood before you post.

Cold Weather Car Hints

from the Dayton Police



Cars left unattended to warm up give out a clear message...

STEAL ME

Don't make your car cozy for criminals

