



# Forest Murmurs

## May 2022

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### Do You Have A Graduate In Your House This Year?

Graduating from High School or College is a great achievement, and deserves recognition. Forest Ridge graduates are no exception. If you would like to honor your graduate by placing their names in the Murmurs, please forward the information to me by email at [communications@forestridgeassociation.org](mailto:communications@forestridgeassociation.org)

SUBJECT LINE:  
FOREST RIDGE GRADUATE

or postal mail: 4151 Spruce Pine Court

I am looking for information relating to future plans, and honors your graduate has garnered by their hard work.

I look forward to your information by the article deadline on page 2.



## BOARD OF TRUSTEES

Scott Kreckman (23).....937-490-9757  
 President .....president@forestridgeassociation.org

Jesse Morgan (23) .....937-723-9768  
 Vice-President .....vicepresident@forestridgeassociation.org

Tabitha Bentz (22) .....937-802-0839  
 Secretary .....tabitha.bentz@forestridgeassociation.org

Justin Hickman (23).....justin.hickman@forestridgeassociation.org

Larry Ford (22) .....937-343-4060  
 .....larry.ford@forestridgeassociation.org

Roberta Havholm (24) .....roberta.havholm@forestridgeassociation.org

Frank Semmelmayr (24) .....frank.semmelmayer@forestridgeassociation.org

Faith Richardson (24).....faith.richardson@forestridgeassociation.org

Darrell Woods (22).....darrell.woods@forestridgeassociation.org

(-) 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.

### Assessment Payments

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

Amy Lorenzo .....937-222-2550

## FOREST RIDGE COMMITTEES

Pool Maintenance and Operations:  
 Pool Number .....937-236-9691

Green & Maintenance Committee: .....Scott Kreckman

Activities Committee: .....Scott Kreckman

Pool Committee: .....Jesse Morgan

Communications Committee: .....Roberta Havholm

Audit Committee: .....vacant

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  
 Kraig Neer .....frasoccer@gmail.com ... 937-671-6273

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:  
 Roberta Havholm ..... e-mail: Communications@forestridgeassociation.org  
 4151 Spruce Pine Ct.

"Et Cetera"  
 Sue Hanley .....mahjonggsue@sbcglobal.net

### **Forest Murmurs Deadlines**

**Advertisers: Wednesday, May 25, 2022**

**Articles & Et Cetera: Friday, May 27, 2022**

Find us at: forestridgeassociation.org

Find us on Nextdoor:  
[https://www.forestridgeoh.nextdoor.com/news\\_feed/](https://www.forestridgeoh.nextdoor.com/news_feed/)



Find us on Facebook:  
<https://www.facebook.com/ForestRidgeAssociation/>



Forest Ridge Association  
Board of Trustees Regular Meeting  
March 21, 2022

Trustees Present: Tabitha Bentz, Scott Kreckman, Jesse Morgan, Justin Hickman, Roberta Havholm, and Frank Semmelmayr

Trustees Absent: Larry Ford and Faith Richardson  
Scott Kreckman called the meeting to order at 7:03 PM

Police Report: No police present

Minutes: February 2022 minutes moved to approve by Frank Semmelmayr, seconded by Justin Hickman.

Vote 6-0

Board Members and Committee Chairs: Discussed alternate positions in need of being filled. Faith Richardson will be the new alternate for the Pool Committee Chair. Tabitha Bentz will fill in for the Audit chair at this time.

Treasurer: Scott Kreckman reported.  
Operating Funds Financial Report – February 2022  
Available Funds as of February 28, 2022  
\$ 259, 962.29

Reserve Funds Financial Report – February 2022  
Available Funds as of February 28, 2022  
\$63, 314. 07

Uncollected Assessments as of February 28, 2022  
\$171, 907. 82

\$101, 745. 15 of the uncollected assessments are from this year (232 households)

Communications: Roberta reported. Murmurs deadline is March 23<sup>rd</sup> for Advertising and March 25<sup>th</sup> for articles. All article submissions are welcome. Jesse will email Roberta about a few website updates, and Roberta will also be adding Faith to the pool email so she can be aware of all pool communication.

Maintenance & Greens: Scott Kreckman and Justin Hickman reported. Independent contractor signed contract and ready. Possible tree removal needed at

4641 Silver Oak St. Owner say that trees are leaning from the greens property into his yard (one on the left hand). Scott will get paint this week and drop at the sheds for the fields as the large paint shipment is delayed.

Infrastructure: Larry Ford not in attendance, but sent in slides. No changes from last month.

Pool: Jesse Morgan reported. Pool preparations for the season have begun. Water is back on and no major leaks have been discovered. Concession lists are being revised and update pricing. Jesse met with SwimSafe and reviewed opening work and plans. Warranty repair on the new water fountain is awaiting install. 14 lounge chairs repaired (\$104 each for re-strapping); 9 frames restored (\$8); this was a savings as new chairs are \$250 each. Jesse working on 2022 rate and date updates for private pool parties, and FHA compliant language for pool rules. Lap pool repainting (\$14, 150) will begin shortly. L-pool pump replacements are on schedule for this year. New estimate is \$10, 710.00 (requires rework of plumbing to go from two 2.5 HP pumps to one 7.5 HP pump). Prices have increased 10% in the last three years, and it is anticipated that the price will increase significantly if it is put off further.

Activities:

- April 16 Easter Egg Hunt (Shed fields)
  - 50-60 families already signed up
- May 28 Food Truck Rally/ Craft Show ( Pool Complex) 11am-3pm (8 Vendors and 3 trucks- Billie Gold Bubble Tea, Lilia's Outside Café, and non-alcoholic Margarita Truck)
- June 11 First Movie Night (Pool Field)
- August 13 Movie Night (Pool Field)
- September 10 Movie Night (Pool Field)
- October 15 Pumpkin Decorating/ Pumpkin Patch (Sheds)
- October 29 Halloween Parade/Costume Contest (Gazebo/BLVD)
- December 16-18 2022 Christmas Light Fight Judging

Looking for ways to encourage more participants to grow this tradition

Minutes continued on page 12



# Forest Ridge Swim Lessons 2022

In partnership with SwimSafe Pool Management Co.



## Online Registration Required

Use your mobile phone, tablet, or computer to register at

[FRA.coursestorm.com](http://FRA.coursestorm.com)

**Scan QR Code to Register**



Class Schedule			
Session	Dates	Time(s)	Level (s)
Session 1 Mon-Thur	June 6 to June 16	10-10:30 am	2, 3
		10:30-11 am	1, 2
Session 2 Mon- Thur	June 20 to June 30	10-10:30 am	2, 3
		10:30-11 am	1, 2
Registration closes 5 days before classes begin.			
Fee: \$55/session Open to both residents and non-residents			
COVID Guidelines If you are experiencing potential symptoms of COVID-19 or are living with someone who is confirmed positive, we ask that you not participate in lessons.			

### Waitlist Policy

Every child should have the opportunity to take swim lessons. If a class is full please join the waitlist. Classes may be combined or cancelled if enrollment is less than 3 swimmers.



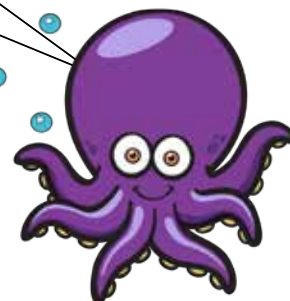
### Cancellation Policy

Lessons will only be cancelled if thunder or lightning is in the area 15 minutes before the start of class

### Cancellation Notifications

We use an automated text notification system to quickly notify parents in the event of a cancellation.

To receive notification, text **FRA01** to **84483**.



Questions? Contact

[heather@swimsafepool.com](mailto:heather@swimsafepool.com) or 513.755.7075, ext 11

[forestridge.coursestorm.com](http://forestridge.coursestorm.com)





[forestridgeassociation.org/](http://forestridgeassociation.org/)





# Forest Ridge Swim Lessons 2022

*In partnership with SwimSafe Pool Management Co.*

	Class Description	Prerequisite	This class is for children who:
 Feliz the Flounder	<b>Level 1: Flounder</b> Child will become acclimated to the water through games and will learn basic safety skills in addition to water submersion and floating with support. <b>Skills:</b> <i>Independent movement through the water, floating on front and back, recovery from a floating position, nose/mouth bubbles, introduction to bobs, and age appropriate safety skills.</i>	<i>3 years old on or before the first day of class</i>	<i>Have little experience in the water or are taking lessons for the first time</i>
 Jimmy the Jellyfish	<b>Level 2: Jellyfish</b> Child will expand on the skills learned in the Flounder class and learn to be in the water unassisted in both front and back positions while learning to propel themselves through the water using either arms or legs. <b>Skills:</b> <i>Floating, gliding, streamline body position, recovery, bobs, submersion, propulsive kicking, introduction to propulsive arms, sit dives, and safety skills.</i>	<i>Successful completion of all Flounder skills</i>	<i>Can comfortably submerge under the water and perform 5 unassisted consecutive bobs</i>
 Oliver the Octopus	<b>Level 3: Octopus</b> Child will learn fundamental freestyle and backstroke skills with emphasis placed on the coordination and timing of the strokes as well as the development of a strong flutter kick. <b>Skills:</b> <i>Novice freestyle, novice backstroke, elementary backstroke, side glide, treading, kneel dive, and safety skills.</i>	<i>Successful completion of all Jellyfish skills</i>	<i>Can independently perform a back float for at least 5 seconds</i>
	<b>Private Lessons</b> There are no set times or days for private lessons, simply work directly with your instructor to schedule. Payment is made directly to the instructor. Cost varies based on experience. This is great for children who need individualized attention or for those who need instruction on higher level skills.	<i>Best for ages 3 and older but can work with younger children in shorter increments.</i>	<i>Can independently focus for 30 minutes</i>

## How to make the most out of lessons

- Arrive on time and ready for lessons
- Wear a well fitted swimsuit that is appropriate for lessons
- Children with long hair should use a hair tie or wear a swim cap
- Swim goggles may be used by children in the upper level classes
- Children who are not potty trained must wear a swim diaper while in the pool

Questions? Contact  
[heather@swimsafepool.com](mailto:heather@swimsafepool.com) or 513.755.7075, ext 11

[forestridge.coursetorm.com](http://forestridge.coursetorm.com)  
[forestridgeassociation.org/](http://forestridgeassociation.org/)

# FOREST RIDGE ASSOCIATION SWIMMING POOL INFORMATION

## ***Health and Safety***

**\* WARNING: CORONA VIRUS may be present; use pools at your own risk**

- \* If you do not feel well or are sick, entry into the pool area is prohibited. Additionally, admission may be refused based on health concerns observed by the staff (illness, abrasions, bandages, etc.).
- \* There is a water fountain with bottle fill station available. Bottled water can also be purchased at the concession window. Additionally, members may bring personal drinks in non-glass containers.

## ***Pool Grounds Rules***

- \* FRA is not responsible for loss, theft or damage to property.
- \* No loitering. Anyone causing a disturbance will be asked to leave.
- \* Destruction of pool property will not be tolerated.
- \* No glass containers.
- \* No food in the pool.
- \* No alcoholic beverages.
- \* Please place trash in proper receptacles.
- \* No pets.
- \* No profanity.
- \* Smoking in designated areas only.
- \* Bikes must be parked in the bike rack area ONLY. Please lock up your bikes.
- \* No running, pushing, wrestling or rough-housing.
- \* No violence or threats of violence - will result in immediate suspension.
- \* Staff may stop any unsafe action taking place.

Pool rules are for the protection and benefit of all members and guests and have been adopted to secure safe operation of the pool. The Board of Trustees has empowered the Pool Committee, Pool Management Company or staff member in charge with the authority to suspend or expel anyone who does not comply with rules or instruction of onsite staff.

**ALL RULES WILL BE  
STRICTLY ENFORCED**

## ***Admittance***

- \* Everyone must have a pass or be an authorized guest.
- \* All swimmers under the age of 10 must be accompanied by a guardian or the guardian's designee who is 13 or older. To appoint a designee, the guardian must accompany the swimmer on the first trip to the pool to provide written permission and an emergency contact number.
- \* Children ages 10 - 12 may come to the pool unaccompanied with written guardian permission. The guardian must accompany the swimmer on the first trip to the pool to provide written permission and an emergency contact number.
- \* Extended Hours and Breaks - We have reduced lifeguards on duty during breaks and Extended Hours. Persons must be accompanied by a Responsible Swimmer to remain in the water.
- \* **Responsible Swimmer** – someone who is 15+, confident and competent in deep water, and mature enough to be responsible for their own or another's water life safety. Lifeguards have final authority to determine if a person is a Responsible Swimmer.

## ***Guest Passes***

- \* 4 Single Day guest passes are free per lot/season.
- \* Single Day guest passes: Adult - \$3, 6 & under - \$1.
- \* Weekly (\$ 12). Monthly (\$ 35). Seasonal guest passes (see manager) are also available to house guests or baby sitters ONLY, and are limited to 4 per lot.
- \* 1 non-swimming adult guest in street clothes is free.
- \* Pool manager may limit the number of guests admitted per member at any one time.

## ***Swim Lessons***

- \* Two sessions: June 6-17 and June 20-July 1st.
- \* Please visit <https://fra.coursestorm.com/> for more information and to register.

## ***Swim Team***

- \* The Forest Ridge Fighting Fish is open to Forest Ridge residents and surrounding neighborhoods!
- \* Please visit <https://frff.swimtopia.com/> for more information.

# FOREST RIDGE ASSOCIATION SWIMMING POOL INFORMATION

## **General Swimming Policies**

- \* Proper swim attire is required. Thongs and transparent clothing are not permitted. We reserve the right to determine the appropriateness of swimwear.
- \* Obstructing ingress/egress points is not permitted.
- \* During periods of peak activity, staff may limit the number of swimmers in the pool.
- \* All swimmers may be required to pass a basic swim test at the discretion of staff in order to determine if swimmer is safe in water over his or her head.
- \* A rest period may be required if fatigue or chill is observed by the staff.
- \* Breaks occur 15 minutes before the hour (excluding the last operating hour) and last for 15 minutes. Only those who are/are accompanied by a **Responsible Swimmer** may remain in the water.
- \* Diving board may be closed at staff discretion. Front dives only. No horseplay or swimming in the diving well. Flotation devices are not permitted in the diving well.
- \* Coast Guard (USCG) approved flotation devices may be allowed at staff discretion.
- \* Wading Pool Zone: Restricted to children 44" or under. All children must have a **Responsible Swimmer** with them in the Zone at all times. Lifeguard duties do not extend to the wading pool.
- \* Competition Pool: Two lanes will be reserved for lap swimming. During peak swim times, pool may be opened for general use. After 4pm, lap swimmers receive preference for use.

## **Discipline Procedures**

- \* 1st Offense: Warning
- \* 2nd Offense: Sit out for staff specified period of time
- \* 3rd Offense: 3-day suspension
- \* 4<sup>th</sup> Offense: 7-day suspension and review by pool committee for possible seasonal expulsion

In cases of serious infractions, the pool staff may escalate the discipline procedures as needed. Upon swimmer suspension, once the penalty period has passed, a parent/guardian signature will be required for the suspended swimmer's return to the pool.

## **2022 Special Pool Dates**

- \* Pool Opens - May 28th
- \* Independence Day Party - July 4th.
- \* Pool Raft Party - August 6th.
- \* Last Day of Swim Season - September 5th
- \* Doggie Swim - September 6th (6:00 to 8:00)

## **Private Parties**

- \* Scheduled by request to pool manager.
- \* Start after 8:00 pm and must end by midnight.
- \* 2-hour minimum duration.
- \* \$ 90.00 deposit to reserve date, balance due by the start of the party.
- \* Cancellation must be received 3 days in advance of the party for a full refund.
- \* FRA initiated cancellations will result in full refund.
- \* Fees will be on an hourly rate as follows:
  - < 25 people -- \$ 90 per hour
  - 26-50 people -- \$ 120 per hour
  - 51-100 people -- \$ 150 per hour
- \* Alcohol for personal consumption is permitted; no glass containers.
- \* ALL other pool rules/policies apply during parties.
- \* Manager may terminate a party without refund for failure to adhere to these rules.

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The pool may have special operating hours at the beginning and/or end of the season due to lifeguard availability. These hours will be posted at the pool entrance in advance.

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The pool may be closed for maintenance, weather or other emergencies as needed with or without advance warning. The pool may also be closed to general use for FRA sanctioned events, such as home swim meets. Swim meet dates will be posted in advance.

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***This overview of pool policies is not intended to encompass all rules. For a complete list of rules and policies, please contact the pool manager, view posted rules at the pool, or visit the FRA website: <https://forestridgeassociation.org/recreation/swimming-pool/>.***

**FOREST RIDGE  
FIGHTING FISH SWIM TEAM  
2022 SEASON**



**AGES 5+**

**Registration and more info at**

**[Frff.swimtopia.com](http://Frff.swimtopia.com)**

**Season starts May 31**

**Practice Mon-Fri mornings**

**Meets Tues and Thurs evenings**



# NOW HIRING!

## LIFEGUARDS

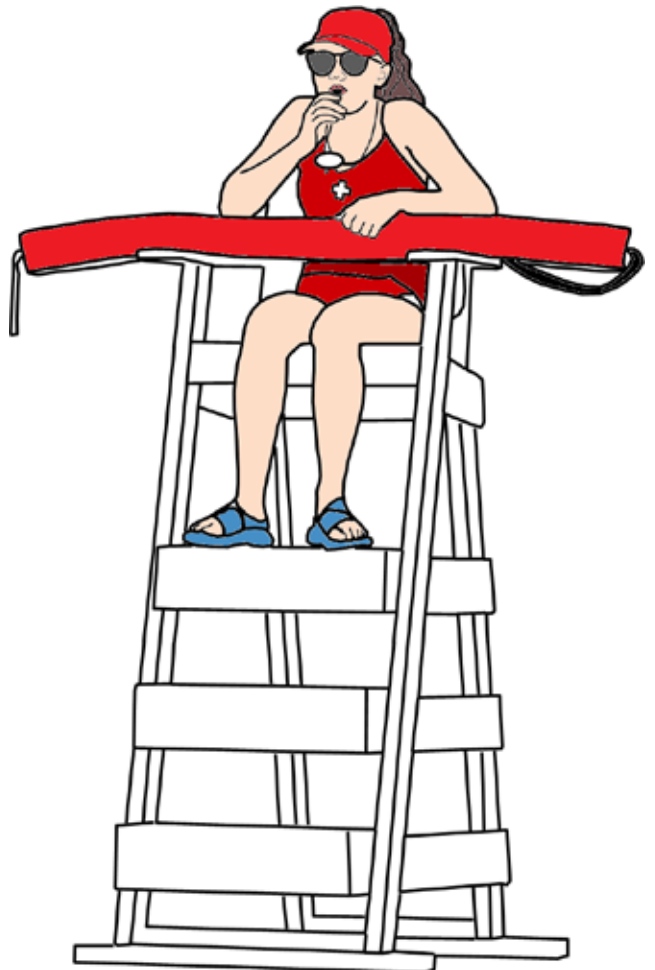


**FLEXIBLE HOURS**

**LIFEGUARD TRAINING**

**ADVANCEMENT POTENTIAL**

**END OF SEASON INCENTIVES**



*SCAN ME*

For more information, contact Christina!

[christinaschultz@swimsafepool.com](mailto:christinaschultz@swimsafepool.com)

# Forest Ridge Association

## ACTIVITIES

### May Things to Do

Saturday, May 7<sup>th</sup>: **TWIG3 Mom's Market**- One of the largest resale events in Dayton, over 100 sellers, proceeds benefit Dayton Children's Hospital. 1605 S Main Street, Springboro, OH 9am to 1pm \$1 admission

**Spring Birding Hike**- It's the most birdy-ful time of the year! This hike will search out as many spring migrants as we can find. Join Greene County Parks and Trails Naturalist, Jared Merriman, for a walk in his favorite park. Narrow's Reserve, 2575 Indian Ripple Road, Beavercreek. FREE, free coffee and hot cocoa. No registration required. 7a to 9a, call 937-562-6440 for more information.

**Spring Fields and Flower Market**-Clark County Fairgrounds- 4401 South Charleston Pike, Springfield. Over 90 booths of artists, crafters, farmers, jewelry and more. Saturday 9a to 4p, Sunday 10a to 3p. \$2 admission

Sunday, May 9<sup>th</sup>- **Mother's Day! Happy Mother's Day Forest Ridge!**

Friday, May 13<sup>th</sup>: **Fairborn's First Friday the 13<sup>th</sup> Festival**- 5p to 9p in downtown Fairborn. Food trucks, beer garden and live music from Dustin Smith and The Daydreamers.

**Monster Truckz Extreme Tour**- Friday 7pm. Saturday 2p and 7p. Sunday 2p. Montgomery County Fairgrounds, 645 Infirmary Road, Dayton. Tickets start at \$16.50 per adult ticket. Visit [monstertruckz.com](http://monstertruckz.com) for more information.

Saturday, May 14<sup>th</sup>: **Fairborn's Annual Fishing Derby**, 8am at the Community Park Pond. For more information and to register call the Parks and Rec Office at 937-754-3090.

**Train Rides at Carillon Park Railroad**- 1p to 4p at Carillon Park, 1000 Carillon Blvd, Dayton. Rides are \$1 per person plus park admission.

**Monday, May 16<sup>th</sup>**- Forest Ridge Association Monthly Board Meeting, 7pm Forest Ridge Baptist Church

**Saturday, May 21<sup>st</sup>: 2022 Superhero Donut Run 5k/10k**. Presented by Bill's Donuts at Centerville High School. Visit [aspecialwishdayton.org](http://aspecialwishdayton.org) for more information.

**Springfield Extravaganza**- One of the largest antique shows and flea markets in the area! Visit [jenkinsandco.com/springfield-antique-show](http://jenkinsandco.com/springfield-antique-show) for prices and more information.

**Saturday, May 28<sup>th</sup>: Forest Ridge Food Trucks and Craft Show**- Pool field, 6801 Union Schoolhouse Road. Join us for LOCAL craft vendors and food trucks like Lilia's Outside Café, What The Taco, Freakin Rican and more. Free and open to all! 11am to 4p. Also opening day for the pool!



**Shelby Hughes**

*Owner*

**Tel: 937-237-3026**

**Cell: 937-830-9993**

### **North Dayton Home Improvement, Inc.**

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maidtocleandayton.com

lauramaidtoclean@yahoo.com

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### ***Paul's Garage, Inc.***



**Charlie Lovely**  
Manager



**(937) 236-3163**

2941 VALLEY STREET DAYTON, OH 45404



## **ATTENTION NEW RESIDENTS:**

If you have moved in during the year, you have the opportunity to receive a welcome packet. This packet has lots of useful information in it which can help you get your "bearings" a little sooner, and with less effort. When a house is sold, we can easily find out who is there and when they got there. When a rental property has new tenants, it is much more difficult for the Welcome Committee to get that information. New to the area? Need information? Send Maria Ford a private message on NextDoor.

## ***Your Neighbor, Your Realtor.***

Hear what your neighbors are saying about Team Hart...

Rick did an outstanding job in the recent sale of our home. He was able to advise me as a professional realtor as he kept me informed of details and options during the selling process. I believe that Rick truly had my best interests at heart as he admirably performed his job. I would highly recommend, and I have, Rick Hart to my friends and family for their realtor needs.

**~Home Sold Meadowsweet**

Rick helped me buy my current home and sell my previous home. He is very knowledgeable and explained the whole process. Rick is excellent and I would recommend him to anyone.

**~Home Sold Meadowsweet & Purchase Forest Ridge Blvd**



**Team Hart**

**937-286-2344**

RC@TeamHartHomes.com



www.TeamHartHomes.com



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**FREE Service:** Will haul away for FREE any metal appliances: refrigerators, stoves, washers, dryers, grills (no propane tanks), bicycles or any other metal objects. Call Tom at 937-371-9163 to make an appointment for pickup. If I don't answer, it is because I can't. However, leave a message and I will call back as soon as possible.

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Minutes continued from page 3

Audit: Scott reported. No updates

Elections: No one has expressed interest in open board position.

Old Business: Annual meeting moved in order to allow for necessary resident notification. Residents have received notices, and Annual Meeting will be held on April 4<sup>th</sup>. Tabitha was able to close the Huntington Account and those funds were moved to our Chase account.

New Business: We have a new contact at Towne-David Brock.

Jesse has been discussing our current contract with SwimSafe. Our contract allows a renegotiation if cost of products and cost of living drastically changes. Chemical prices have increased anywhere from 12.3% to 119.9% from 2021. SwimSafe will be paying +46.6% in 2022 for delivery of chemicals for pool as well. They are asking for \$2131.00 additional for increased costs. SwimSafe has been a fair partner over time, and has helped the Association save money on pool repairs, etc. They also negotiated with us on rate from a 4% increase to a 3% increase before inflation was fully realized. Scott moved to approve a 1 year increase of \$2131.00, Frank seconded.

Vote 6-0

Jesse also discussed the pool staffing. Frequently short 1 guard by July and short 2 by school start

in August. Our pool generally pays minimum wage (currently \$9.30 in Ohio). Current OH lifeguard postings \$12-\$16 an hour, none lower than \$12. SwimSafe is looking for a significant increase in order to pay lifeguards more in order to be competitive. Board will look to have SwimSafe in attendance at next board meeting to discuss this issue.

Frank has slides for discussion on Property Management Company. If continuing with Towne, a signature is needed by mid-May. Frank presented a review of new contract proposal from Towne for 2022-2024. Structured 2-year terms. Fee equal to \$900/month due 1<sup>st</sup> of each month; fee increases IAW Schedule A for additional services. If we were to cancel contract for convenience, we would owe Towne 40% of remaining contract cost. Towne is used almost exclusively finances/collections.

Two mailings are costing the Association significantly, so there may be an opportunity to amend By-Laws in order to allow different notification of meetings in order to reduce mailing costs.

There are some other Property Management Companies locally that could be considered: PMI Buckeye Services, Elite Management Services, Turner Property Service Group, Comprehensive Property Management. National Property Management companies that could be considered are: MyPropertyBilling.com; Clark, Simson, Miller; and Associa.

Frank will be looking into the above options and see if they provide: Records and tax keeping, advanced online options, paper options, weekly delinquency report access, and financial management so that we can compare potential options.

Frank Semmelmayr moved to adjourn, Jesse Morgan seconded.

Vote 6-0

Meeting adjourned at 9:09 PM