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Forest Ridge Members,

May 25th, 11-3, we are having our Annual Food Truck Rally and Craft Show down at the pool to celebrate the start of summer!

We have planned to have 7 food trucks this year; Billie Gold Bubble Tea, Diamond Daiquiris, Lilia's Outside Cafe, Lumpia Queen, What the Taco, Spicy Rooster, Something Sweet Gourmet Cupcakes, and we're working on one more!

We have some great local craft vendors lined up again this year as well.

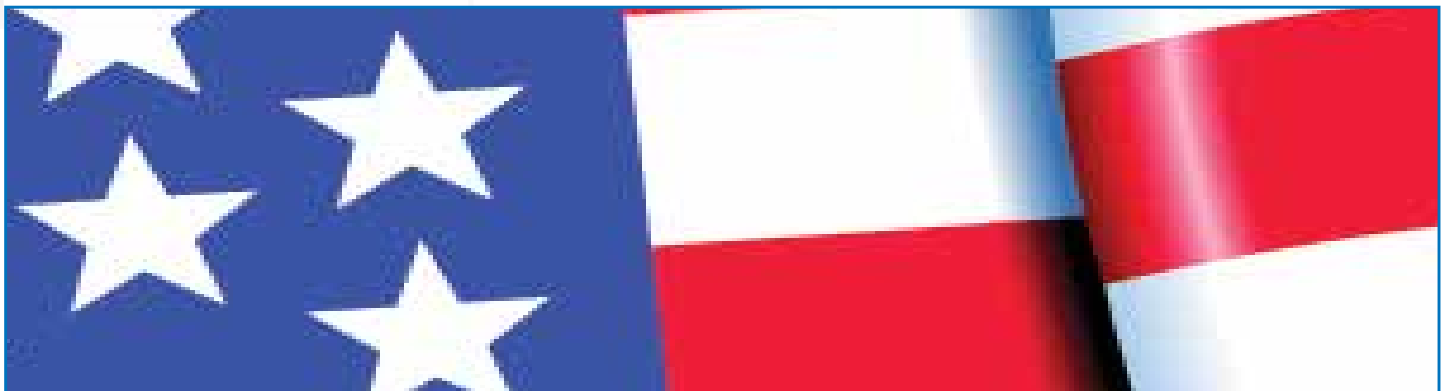
It's not too late to sign up for a vendor booth if you would like to join the list! Just email [activities@forestridgeassociation.org](mailto:activities@forestridgeassociation.org) prior to May 18th and we will get you added in (although the sooner the better and those of you emailing that late might get assigned a booth location day of). For everyone else, come on out for some good food and local craft vendors.

We will also have the Pool Committee and lifeguards assisting in getting new pool passes setup that day! We are purging the rolls this year to ensure only active members are utilizing our pool. Renters, get with your landlord to get a letter authorizing your use of the pool in their stead. We must have the names of those living at the property in the letter per the Bylaws.

I have also asked that Associa have a booth out there that day for members to ask questions or get the app setup on their phone.

June 22nd, 8-4, we are having our Annual Neighborhood Garage Sale. If you live in Riverside, we're taking care of the permit for you. If you live in Dayton, no permit is required. All those who wish to participate and be added to the map we will create can wait for the SignUp Genius link (to be shared soon online), or email [activities@forestridgeassociation.org](mailto:activities@forestridgeassociation.org) by June 8th.

Thank you,  
 Scott Kreckman  
 FRA Board President



## BOARD OF TRUSTEES

Scott Kreckman (26).....937-490-9757  
 President president@forestridgeassociation.org

Jesse Morgan (26) .....937-723-9768  
 Vice-President vicepresident@forestridgeassociation.org

Tabitha Bentz (25) .....937-802-0839  
 Secretary tabitha.bentz@forestridgeassociation.org

Larry Ford (25) ..... 937-343-4060  
 larry.ford@forestridgeassociation.org

Jake Bontatibus (25).....jake.bontatibus@forestridgeassociation.org

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

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

Faith Richardson (24).....faith.richardson@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. (Except July) 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 Associa, Community Management Solutions, P.O. Box 88396

Carol Stream, IL 60188-0396

Customer Service Department.....(8:30 a.m. - 5:00 p.m. M-F) 888-612-2299

Customer Service email ..... customerservice@rpmanagement.com

### FOREST RIDGE COMMITTEES

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

Green & Maintenance Committee: ..... Jake Bontatibus

Activities Committee: ..... Scott Kreckman

Pool Committee: ..... Jesse Morgan

Communications Committee: ..... Roberta Havholm

Audit Committee: ..... Tabitha Bentz

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.

Find us on Facebook:

<https://www.facebook.com/ForestRidgeAssociation/>



## FOREST RIDGE ASSOCIATIONS

Halloween Parade:  
 Victoria Kreckman ..... 937-490-9757

FRA Soccer League Chairman  
 Kraig Neer ..... frasooccer@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

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.

Ads & Et Cetera

Sue Hanley ..... mahjonggsue@sbcglobal.net

### Forest Murmurs Deadlines

**Advertisers: Wednesday, June 5, 2024**

**Articles & Et Cetera: Friday, June 7, 2024**

Scan to visit our website:  
[forestridgeassociation.org](https://forestridgeassociation.org)



Scan to visit Nextdoor:  
[https://nextdoor.com/news\\_feed/](https://nextdoor.com/news_feed/)



Log in with your credentials.

Forest Ridge Association  
Board of Trustees Regular Meeting  
April 15, 2024

Trustees Present: Scott Kreckman, Tabitha Bentz, Faith Richardson, Roberta Havholm, Jake Bontatibus, Jesse Morgan, Frank Semmelmayr

Trustees Absent: Larry Ford

Scott Kreckman called the meeting to order at 7: 00 PM

Police Report: No police in attendance.

Foreclosure Update: Two Foreclosures have been completed. We are still awaiting the distribution of these funds.

Minutes: Roberta pointed out two corrections. Scott moved to approve minutes with changes.

Vote: 7-0

HOA Positions: There is still one open Board position if anyone is interested.

Treasurer: Scott reported we have received \$7,118 in legal assessments. This money is recovered from foreclosure proceedings, either imposed by the FRA or the banks for other reasons.

Faith reported on current finances:

Operating Funds Financial Report– February 2024	
Available Funds as of February 2024	\$ 335, 946.10
Reserve Funds Financial Report –January 2024	
Available Funds as of February 2024	\$ 187, 141.64

128 full and partial assessments are over 30 Days Delinquent as of March 1, 2024 \$ 124, 443. 98

The Board is picking up Foreclosure proceedings in order to collect on overdue assessments. Please keep in mind that in addition to overdue dues, late fees will be being applied quarterly as well as additional legal fees. This will lead to owing much more, more quickly. Please pay dues on time, and if absolutely necessary pursue a payment plan.

Communications: Roberta reported. Murmurs will go to press with the recently approved Minutes and any additional articles she receives.

Maintenance & Greens: Scott reported. He has repaired broken areas of the bridge railing with cable since the bridge was vandalized. Scott took 2.5 hours to repair at a cost of \$269.85. The bench at Little Jeep Park was also destroyed and won't be being replaced at this time as it continuously is vandalized.

Jake reported. Jake got quotes for the Little Jeep Park culverts repair of \$4, 900, a significant savings over the Reserve Study. He also got quotes for tree removal near tennis courts, and two quotes for the roof replacement at the pool-both asphalt and metal roof options. Jake is also looking at flooring options at the pool, most likely stamped concrete is our safest and most affordable option for the majority of the area, with an epoxy floor under the picnic table area. There is also a need for a partial fence replacement and painting.

Mowing won't begin until April. Since we had such a mild winter, the grass will most likely be high before its first mow, but at this point this is the number of mows we can afford, so please be patient this Spring.

Infrastructure: Scott reported. Reserve Study has not changed. We still have no progress on Silver Oak entrance, as we have to arrange sign removal and electric. We will need to get quotes for the sidewalks that are worst in the neighborhood-especially around the pool. Our goal is to not have to replace the second Maintenance shed by reducing what we are storing into one shed.

Pool: Jesse reported. The three Pre-Season work issues we are currently addressing are:

Replace wading pool deck caulking, estimated at \$1200,	
Painting lap pool short north wall, estimate at \$1800, Wading pool coping repair, estimated at	\$500.

Jesse will be acquiring a new camera for new pool passes in the next month and will set up the new program. As a reminder to all residents ALL CURRENT POOL PASSES WILL NOT BE ACCEPTED THIS YEAR. All residents will need to get a new pass.

Activities:

April 6<sup>th</sup> -Easter Egg Hunt, will need volunteers to help spread eggs  
May 25<sup>th</sup>- Memorial Day Food Truck Rally and Craft Show/Opening Weekend for Pool-Crafters still wanted, so email activities if you are interested.

Trucks are all set up: Billie Gold Bubble Tea, Diamond Daiquiris, Lilia's Outside Café, What the Taco, Lumpia Queen, Spicy Rooster, Joe Joe's BBQ, Something Sweet Gourmet Cupcakes

June 22<sup>nd</sup>- Forest Ridge Garage Sale -if you live in Riverside you can only sell from 8am-4pm, the HOA will cover the permit for Riverside for June 22<sup>nd</sup>, but if you want to sell the rest of that weekend and live in Riverside you will need to get your own permit

July 4<sup>th</sup>- 4<sup>th</sup> of July Party at the Pool

August 3<sup>rd</sup> – Raft Party at the Pool

August 31<sup>st</sup> – Labor Day Party at the Pool

Oct 12<sup>th</sup> -Pumpkin Decorating

Oct 26<sup>th</sup> -Halloween Parade and Costume Contest at 11 am

Nov 23<sup>rd</sup> - Turkey Trot

Dec TBD- Santa at the Gazebo

Dec- Hoping to bring back the Light Fight

Audit: Scott Reported. 2023 Taxes Submitted on 12 MAR 2024.

Elections: Scott reported. We still have an open board seat if anyone would like to join, and as of September, there will be two open positions. If you are interested in serving, please reach out to the Board.

Old Business: Scott reported. Jane Magnolia Trees have all been ordered and signs are in place. Trees will be planted when they arrive and weather is appropriate.

New Business. Scott reported. Quote received from Gebhart Construction to replace the pool roof with asphalt shingles at \$13, 185, with \$4, 300 estimated if decking needs replaced. This quote includes drip edge, felt, pipe flashings, 2 new power vents and shingles. Another option was a metal roof quoted at \$16,000, which also would have an estimated \$4, 300 in decking needs replaced. Frank moved to approve a metal roof for the pool structure, Jake seconded.

Vote: 6-1

Reserve Study repair requires the replacement of the culverts at Little Jeep Park. The estimate received is \$4,900. Scott moved to approve the expense.

Vote: 7-0

Resident Comments: None

Frank moved to adjourn the meeting, Scott seconded.

Vote 7-0

Meeting adjourned at 7:55 PM

**FOREST RIDGE  
FIGHTING FISH SWIM TEAM  
2024 SEASON**



**AGES 5+**

**Registration and more info at**

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

**Season starts May 27**

**Practice Mon-Fri mornings**

**Meets Tues and Thurs evenings**

# SUMMER 2024 SWIM LESSONS



## Session Details

### Session 1

Monday - Thursday  
June 3rd - June 13th  
10:50-11:20am Level 2  
11:20-11:50am Level 1

### Session 2

Monday - Thursday  
June 17th - June 27th  
10:50-11:20am Level 2  
11:20-11:50am Level 1

### Private Lessons:

If you are interested in private lessons please speak to a member of the pool management team.

Private lesson rates and times are set by the instructor.

Registration cost:  
\$65/session

IN PARTNERSHIP WITH SWIMSAFE POOL MANAGEMENT

REGISTER NOW  
[FRA.COURSESTORM.COM](http://FRA.COURSESTORM.COM)



Cancellation notifications:  
Text FRA to (833) 660-4325

QUESTIONS? CONTACT [AINSLEY@SWIMSAFEPOOL.COM](mailto:AINSLEY@SWIMSAFEPOOL.COM) OR 513.755.7075 EXT. 11

Is your child under the age of 3?

YES

Level 0  
Frogs & Tadpoles

NO

Can your child submerge their head and blow bubbles independently?

NO

Level 1  
Flounder

YES

Can your child float on their front and back independently?

NO

Level 2  
Jellyfish

YES

Can your child propel themselves through the water with proper arm and leg movements?

NO

Level 3  
Octopus

YES

Level 4/5  
Clownfish & Seahorse  
Stroke Development

WHAT LEVEL IS RIGHT FOR MY CHILD?

All levels will not be available at all facilities. Please register your child for the level closest to their skill.

Interested in private lessons? Talk to the pool managers and lifeguards at your facility!



QUESTIONS? CONTACT [AINSLEY@SWIMSAFEPOOL.COM](mailto:AINSLEY@SWIMSAFEPOOL.COM) OR 513.755.7075 EXT. 11

# FOREST RIDGE ASSOCIATION SWIMMING POOL INFORMATION

## **Health and Safety**

- \* 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.
- \* No drugs or drug use permitted.
- \* No pets.
- \* No profanity.
- \* No smoking or vaping within the FRA pool complex!
- \* Please place trash in proper receptacles.
- \* 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/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 3-13 and June 17-27.
- \* Please visit <https://fra.coursetorm.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
- \* 4th 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 to return to the pool.

## **2024 Special Pool Dates**

- \* Pool Opens - May 25<sup>th</sup>.
- \* Independence Day Party - July 4<sup>th</sup>.
- \* Pool Raft Party - August 3<sup>rd</sup>.
- \* Last Day of Swim Season - September 2<sup>nd</sup>.
- \* Doggie Swim - September 3<sup>rd</sup> (6:00 to 8:00).

## **Private Parties**

- \* Scheduled by request to pool manager.
- \* Must sign the Party Policy Agreement.
- \* Start at 8:00 pm and must end by midnight.
- \* 2-hour minimum duration.
- \* \$ 110.00 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 -- \$ 110 per hour
  - 26-50 people -- \$ 150 per hour
  - 51-100 people -- \$ 190 per hour
- \* Alcohol for personal consumption is permitted; no glass containers, no distribution.
- \* Cannot sell admission, drinks, or food.
- \* 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/>.***



**FREE Service:** Appliance and Metal Removal – Will pick up for FREE washers, dryers, dishwashers, grills, bicycles, lawn mowers or any other metal objects. I will pick up refrigerators, freezers and air conditioners for a fee of \$5.00 each. The scrap yards now charge an environmental charge for each item with Freon. Call Tom at 937-371-9163 to answer your questions or to make an appointment for a pickup. Thank you.

**Yarn needed:** Do you have yarn you're not going to use? A resident is crocheting afghans for the homeless. Drop your unused yarn at the little green library box or the green bench at 4073 Quailbush. Thanks in advance.

**Wanted Mah Jongg** players who play the Wright-Patterson rules. We have a group that plays every Thursday from 9-2ish. We play, chat and eat. We will even teach you the game. We play in Beavercreek and all you need to bring is yourself, some money and a snack item. Call Sue @ 937-236-7141 or mahjonggsue@sbcglobal.net

**Lawn Service:** Local lawn service looking to fill schedule. Service includes mowing, trimming, edging, and blowing off paved surfaces weekly. Text/Call TJ at 937-245-2008 or email castleslawncarellc@gmail.com.

**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

**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.



**COMMUNITY GARDEN**

Join us in exercising your green (or not-so green) thumb! Contact Faith Richardson on Nextdoor or at faith.richardson@forestridgeassociation.org if you are interested in having a bed at the community garden this year.

Beds are 20\$ each for the season and that covers water and some basic maintenance. You must keep your bed and the area around it neat and mostly free from weeds. Mulching your bed is highly recommended and you are welcome to fertilize your bed as you desire. No pesticides/herbicides please.