Forest Ridge Association

Board of Trustees

Regular Meeting

September 16, 2024

Trustees Present: Scott Kreckman, Jake Bontatibus (arrived at 7:11pm), Tabitha Bentz, Roberta Havholm, Jesse Morgan, Dave Jurcisn

Trustees Absent: Faith Richardson

Scott Kreckman called the meeting to order at 7: 01 PM

**Police Report:** Dayton Police in attendance. Only one police incident this month in the area, a domestic disturbance, but otherwise all has been fairly safe in the neighborhood.

**Foreclosure Update:** 4108 Forest Ridge Blvd Foreclosure has gone through. December 22, 2023 at 9 am the property will go to Sherriff Auction for Montgomery County. It will be an online auction and anyone can bid.

**Minutes:** Roberta emailed corrections. Scott moved to approve with corrections, Larry seconded.

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**Treasurer:** Scott reported. Not much has changed from last month in finances as the year slows down. There will be a few costs for lights and some other small things, but most of the major yearly costs have already been paid.

**Communications:** Roberta reported. December Murmurs will be online only, and there will be no January Murmurs. Jesse asked if we had fully discussed going fully digital sometime in the next year to cut costs, as we have received no negative feedback on moving some monthly editions to digital. The topic will be discussed at the Annual Members Meeting in March.

**Maintenance & Greens:** Jake reported. Nothing major to report this month. Scott is working to correct the off season contract, but is working with the lawyers to edit it.

**Infrastructure**: Larry Ford reported. There isn’t much to report at this time. As we move into next year, the sign, the pool bathrooms, and some painting at the pool will lead the list. There are also several sidewalks and curbs that will need to be addressed. Scott did reach out to another sign company for another quote for a newer sign with some updated features. Scott spoke to Fast Signs, they utilize faux brick which is weather resistant but a bit cheaper so it is something to consider. Roberta asked if there was an estimate on how long the material lasts, and Scott will get that information. The sign will not be able to be addressed until the Spring, early Summer, and if we go with Fast Signs we will have to do demolition ourselves.

**Pool:** Jesse reported. The new software we have has made pulling statistics. Visits to the pool were up this year. 1378 unique resident visits, from 398 houses- 35% of households in the association. Guest Passes brought in $1618.00; the grill was rented 11 times, for a profit of $275.00; Pool Parties provided $2570.00; Concessions brought in $6, 358.25.

Next year we will overhaul the pool rules, replace pool table, provide shade for kiddie pool, pool office overhaul, and updates to the pool software to improve pool access system.

Pool contract for 2024 is $100, 750-no increase from last year’s cost. Pool maintenance is estimated at $8,000 for 2024 due to licenses, new check in software, updated picnic/pool tables, and a shade structure for the kiddie pool.

**Activities:** October 15th we had the pumpkin patch, great turnout, especially considering the weather.

October 28th Halloween Parade and Costume Contest; a great success-thank you so much to all the volunteers and those that worked so hard to make this tradition continue.

 November 18- Turkey Trot at 9 am. We had a good turnout and much nicer weather than last year. We really appreciate all who participated.

December 9th- Santa will be at the Gazebo from 2-5 pm. This is a free event, so please bring your camera and Santa’s helpers will be happy to help you snap a picture!

**Old Business:** Scott reported. Scott reported we are working on implementing a new tree program. There was significant interest in the tree program online, and it has been posted online. A Jane Magnolia tree and a plaque will cost $200 and just a tree will cost $125. This would cover the cost of the tree, its planting, and soil/fertilizer. The initial goal is to get at least 5 trees, but we could fit 14-19 trees in the first section, depending on interest. These trees won’t be planted until Spring and will be funded fully by donations. If interested, please email scott.kreckman@forestridgeassociation.org. No cash will be accepted, but must pay by card. Can do this by emailing or coming to a Board Meeting.

**New Business.** Forest Ridge Baptist Church will be doing an Angel Tree for families in the area, and anyone who would like to participate can stop by the Church to get a tag with items. Information will be on Facebook and on Nextdoor

Scott moved to adjourn the meeting, Jesse seconded

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Meeting adjourned at 8:05 PM