

Neighborhood News

My last

I wanted to thank the residents that attended the “special meeting” we had on Aug 27th. We had approximately 30 people in attendance. As promised, I believe everyone that wanted to speak had the opportunity to do so because we went an hour over the schedule time to accommodate all speakers. The board listened to your input and heard some good points. **Violation letters** - we heard that the letter should be softer, show the Rules and Regulations violation and depending on that violation give more time to fix it. We have drafted a new violation letter that the board will vote/tweak at the next board meeting. **Fines** - we are in the process of reducing, a onetime thing, outstanding fines due to the violation letters, to a very reasonable amount which so far have made fined residents very happy, **but**, reducing the fine to zero, we believe, would set a very bad precedent so we made it minimal. **Transparency** - we will communicate by Neighborhood News more and look into quarterly “special meetings” so your voice can continue to be heard. **Zoom “special meetings”** – in this day and age planning for this going forward is a good idea. At this Aug 27th meeting we handed out applications to join the board due to current resignations. Those applications needed to be and were received by CPM by 9/6/24.

Moving forward. As of today, 4 out of 5 board members have resigned. The next board meeting is Tuesday, Sept 10, 2024. At that meeting new board members will be chosen from the applications received. At the conclusion of that meeting, I will also resign. I am going to transition during that meeting and offer my phone number to the new president if further communication/help/questions to/for me is necessary.

I want to give my heartfelt thanks to all residents that supported us and to board members that volunteered their time and worked with me. I want to especially thank Patty Bottiglieri, Deb Fitzpatrick, and Dipesh Pandya. They are compassionate, caring, giving human beings who did not have any individual personal agenda when they joined the board. They just care about the neighborhood. Over our tenure we worked very well together and helped to make the neighborhood a great place to live as shown by accomplishments in the list below. Again, thank you all.

Here are some of our accomplishments.....

Kept monthly HOA dues to a minimum increase

Worked with local police to deter speeding in the neighborhood

Increased our community budget by collecting a fee from new home buyers

Drainage remediation at 128-130 Pipers Inn, landscape replaced

Drainage remediation for the houses behind Darrah Drive

All bridges in the community were replaced

Some drive lanes were repaved, a multiyear paving project was being scheduled

Tennis court was resurfaced
4 new benches installed on the tennis and basketball courts
Pickleball lines added to the tennis court with a new tennis net
Basketball court was resurfaced, installed new basketball nets
Numerous dead trees were removed and then replaced if required
Entrance landscaping was redesigned
One retention basin is being treated to determine cost effectiveness
The entire neighborhood creek was cleaned to prevent backyard flooding
All tot lot areas have been resurfaced with new mulch
A new landscape company was hired/several were interviewed
All walking path trip hazards have been repaired and scheduled for follow-ups
All common area sidewalk trip hazards repaired and scheduled for follow-ups
Started movie night in the square with free popcorn
Provided ice cream on the last day of school for kids
Created a new website/easier to use (can now pay HOA dues online)
Started a resident communication channel called Neighborhood News by email
Electric meter on East Armstrong was repaired, (line was severed by the builder)
All safety issues reported to this board from anyone were addressed immediately
Ended a multi-year deficit inherited by this board
Communicated all meeting minutes & financials on the website
Provided walking path safety signs
Provided our free library
Started the tradition of adding Holiday lights in the square and entrance

Our now retired board accomplished a lot and again I truly thank you for your service.

During the Sept 10th meeting transition, I will be handing over the following:

- >project quotes to fix the concrete aprons from our drive lanes to the street
- >Xmas lights that we hung in the square and placed on entrance shrubbery
- >Tot lot fence pieces (triangle tops and 4x4 post covers we replaced on our walks
- >tulip bulbs (if any remain) we planted in the front of the neighborhood
- >the outdoor Xmas tree and lights we stood up at the neighborhood entrance
- >movie night schedule
- >end of school year ice cream for kid's schedule
- >bedminsq@gmail.com account access
- >and anything else I forgot to mention here

It was an honor to be your board president.
My last bit of advice.... It is nice to be nice. It doesn't cost a dime.

Tom Isaacson