

BOARD "BUZZ"

Annual Meeting & Board Election

Tuesday March 10 6:45 p.m.

Hickory Ridge 2008 Board of Directors:

- **Jim Anderson**
President
- **Shirley Mainello**
Vice President
- **Sandi Chudzinski**
Secretary
- **Jessica Parker**
Treasurer
- **Eileen Fitzsimmons**
At Large
Board Buzz Editor
- **Lisa Jagielo**
At Large
Rec. Center Coord.
- **Nick Ciofani**
At Large

The association will hold its annual meeting on Tuesday March 10, 2009 at 6:45 p.m. at the Rec. Center.

The purpose of our annual meeting is two-fold. The main reason is to hold the election of 3 board directors to three year terms. Nick Ciofani, Shirley Mainello, and Jim Anderson's terms are up.

The Board makes decisions about the operation of Hickory

Ridge, directs the Mgmt. Co. and manage the business aspects of the homeowners' association.

The second purpose is to review last year with all owners and to provide information on pending issues in 2009.

The following owners have been nominated for the board election; nomination will also be taken from the floor the night of the meeting.

-Ken Gresko
9340 Hickory Ridge Dr.

-Susan Smith
9388 Hickory Ridge

-Cheryl Martin
9393 Hickory Ridge Dr.

-Ron Good
654 Sweetnut Ct.

-Julie DeFratris
9267 Hickory Ridge Dr.

-Shirley Mainello
705 Gold Leaf Ct.

We Need Your Proxy to ensure an Official Meeting

As our development is nearing completion, we have a 185 homeowners. This also means that we are required to have more owners in attendance at our annual meeting. Our governing documents requires a quorum for an official meeting and election of Board directors to be official.

We ask everyone to submit a proxy ahead of time, even if you are planning to attend the meeting. When you sign in at the meeting, your proxy will be returned.

Emergencies and the unexpected can occur at the last minute. We are required to have the largest number of proxies ever. One or two proxies can mean the difference between an official meeting, or having to reschedule the election. This adds expense for notices postage, etc.

We have many interested homeowners who have attended the annual meeting each year and we do thank those owners for their continued support. We would also like to

reach out to those who are new this year, and to other owners who have not been able or chose not to attend our yearly meeting. This is the best source of info about your HOA. It gives you the opportunity to voice your opinion on other issues as well.

A home is the largest investment most people ever make. Ensure that your property values continue to rise by voting in the election and being informed about your HOA business.

INSIDE THIS ISSUE:

Board Briefs	2
Our Bottom Line	2
Winter Driving	2
Running for the Board	3
Social Events	3
The Lighter Side	4

Board Briefs



The Board met at the Rec. Center in December, January & February. Present at all meetings were Jim Anderson, Lisa Jagielo, Sandi Chudzinski, Nick Ciofani, and Jessica Parker. Shirley Mainello was absent in January; Eileen Fitzsimmons was absent in February.

The builder has agreed to repair the asphalt where the water is ponding, but the cold weather in November prevented work

from being completed. The contractor will return in the spring to complete.

During end of season maintenance to the pool equipment, Hastings discovered the pool heater stopped working. The Board authorized the replacement of the heater during the winter.

The board approved renovative winter pruning for the front half of the property to extend the life

of our shrubbery. This was completed in mid-February.

Enlarging the mulch circles around the pine trees was recommended by the landscaper in order to extend the life of our larger trees. This keeps the mowers from breaking the lower limbs and leading to "upside down" looking pines. This has been tabled until spring.

Our Bottom Line \$\$\$\$

Capital Improvement Reserves	\$57,642
Replacement and Ammenities Reserves	\$96,082
Start-up Reserves	\$39,671
Checking	\$749
Total Assets	\$194,142

Board Briefs (con't.)

The snowplowing has been ok until they started moving the excess snow on to the yards, tearing up the grass and sod in the process.

The landscaping company is also the snowplowing contractor. The snowplowing is subcontracted. The landscaper is responsible for all repairs to the lawn damage and will be fixing as much as possible this month. The balance and reseeding will be

done by May 15, after the snow is gone for the season.

These repairs are at their expense as written in the snow-plowing contract. That is the reason we try to choose one company to do both landscaping and plowing.

Several board members will be going door to door to acquire votes from those owners who have not voted on the roof and

siding maintenance amendment. We need additional votes in order for the amendment vote to be official.

The plant and shrubbery maintenance amendment has failed.

Please remember that these votes are NOT OPTIONAL. It is your duty to participate in your association and voice your opinion.

Snow Plowing and Winter Driving Tips

The streets, driveways and parking areas are plowed when there is 3-4" accumulation. The plowing must be complete by 6:30 a.m. before most residents leave for work.

We salt the entrance and exit area, around the traffic circle and at all

intersections only. The cost is unaffordable to salt the other areas.

This means that you must DRIVE SLOWLY when the streets are snow covered or icy. Under these extreme circumstances it is easy to slide into the poles and trees near the

sides of the roads, as has happened several times this year. Several cars had significant damages and had to be towed.

Keep your insurance premiums low by driving slowly and defensively during winter conditions.



Running for the Board—Do I Have What It Takes?

If you're considering running for the board, we ask that you take a few moments to ask yourself the following three questions:

Do I have the time?:

As a board member, you will need to devote at least two hours of your time each month to association business. In addition to regular monthly board meetings, you will need to be active in email discussions and occasional special meetings. During special projects, you may need to spend a little extra time on association business. Some board members may also spend a little more time than others if they work with a committee

Can I make tough decisions when it's required?:

The primary role of the board is to conduct the business of the association. This doesn't just mean approving the budget, and making financial decisions affecting property values but also developing and enforcing policies. Board members are required to step outside their immediate circle of family and neighbors and make decisions based on the greater good of the community, not their own personal agenda and to preserve confidentiality of proceedings and owners financial info.

Can I do all this and have fun, too?:

It isn't all about policies and tough decisions. Our

community is only as good as we make it. Establishing and maintaining a sense of community is also part of a board member's responsibility. Planning and attending functions and being a presence in the community are as important as any policy decisions you may make.

Being a board member can be frustrating at times, but it may also be one of the most rewarding ways you'll find to volunteer your time.

[Source: CAI newsletter]

If you are thinking about being a part of the board or would like more details about board's responsibilities, call Sandi Chudzinski (330) 626-5451, Young's Mgmt (330) 297-1696, or Eileen Fitzsimmons (330) 626-9585 or by email: fitzeileen@gmail.com.



Social Committee Upcoming Events

The Social Committee is doing a terrific job of offering a good mixture of new activities as well as proven favorites. The attendance has been growing for each event. We welcome all residents, especially new owners and also those who have not participated in one of our entertaining evenings.

BINGO is the first Friday of every Month until May 1 and then resumes Sept. 4 after summer. (7 p.m.)

BUNCO is the 3rd Monday of each month until May 18, then again starting Sept. 21 at 7 p.m.

CHILI COOK-OFF was cancelled.

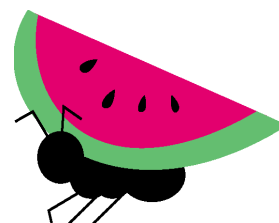
PASTA DINNER is April 18 6 p.m. This is one of our most popular dinners and we hope there isn't a blizzard like last year!

EARTH DAY is **April 25** at 10 a.m. at Hickory Ridge. Our second annual clean up day is an opportunity to help keep our neighborhood looking great and do what we can to help maintain our property values during these uncertain financial times. Pizza will be served afterwards compliments of the Social Committee.

SUMMER PICNIC

June 27 Details still being put together but you won't want to miss this, as it is our best attended event. Thanks to the Social Committee:

Sandi Chudzinski, Betty Gruska, Gloria Hido, Donna Walker, Kim and July Christensen, Cheryl Martin, Carol Nemeth, Paul Kaiser, Tom Spreitzer, George Gruska.



Social Activity Highlights:

Pasta Dinner

April 18 6 p.m.

EarthDay

Cleanup

April 25 10 am

Summer Picnic

June 27

(save the date)

HICKORY RIDGE HOMEOWNERS' ASSOCIATION

c/o Young's Property Management

6885 Red Brush Rd.
Ravenna, OH 44266

(330) 297-1696

We're on the Web!

See us at:

hickoryridgeohio.net

Eileen Fitzsimmons

Board Buzz Editor

fitzeileen@gmail.com

Save a tree and email your name to us for the electronic version of Board Buzz plus get news flashes between newsletters

Lisa Jagielo

Rec. Center Coordinator

(330) 968-4311

Social Committee:

Sandi Chudzinski, Kim Christensen, Judy Christensen, Betty Gruska, Gloria Hido, Paul Kaiser, Carol Nemeth, Donna Walker, Cheryl Martin, Tom Spreitzer, George Gruska.

Volunteers needed!
Call (330) 626-5451

The Lighter Side of Hickory Ridge

Time to Talk

The frenzied mother was busy trying to prepare dinner for her family and guests when in her haste, she accidentally spilled a jar of spice all over herself.

Her daughter chose that moment to wander into the kitchen and say

casually, "Hey, mom, I need someone to talk to."

The mother replied, "Why would you possibly choose right now to try to talk to me?"

To which the daughter responded, "Well, it looked like you had some thyme on your hands."

Notes and Quotes

The work an unknown good man has done is like a vein of water flowing hidden underground, secretly making the ground green.

--Thomas Carlyle

Life isn't about how to survive the storm, but how to dance in the rain.

--Unknown

Support your neighbors...

Shop my personal

AVON ONLINE STORE

Why Shop Online?

- Safe & secure
- Open 24/7
- 100% satisfaction guarantee
- \$3 Direct shipping or free representative delivery
- Receive a customized anti-aging skin care regimen
- Personalized customer service

Shop my store today!

JOYCE SMOLEN

(330) 730-0422

dancinjoyce@aol.com

<http://www.youravon.com/jsmolen>

MY HOMEMADE COOKIES

We make these yummy..

Butter Cut-out Cookies

Nut and Poppy Seed Rolls

**Wonderful Pecan Tarts
Bundt Cakes and Pies**

Decorated Cup Cakes

**8" Cheese Cakes
and more...**

If you can't decide, we make pastry trays too.



My Homemade Cookies

9235 Hickory Ridge Drive

**Phone for more info
(330) 422-1513**



Happy St. Patrick's Day!

How do you like the new Board Buzz format? Comments & suggestions welcome!

Email Eileen at

fitzeileen@gmail.com

**Board Meeting Schedule
Meetings 2nd Tues. 7 p.m.**

(Residents welcome with prior notice to Young's Management)

March 3

Tuesday March 10

Annual General Meeting 6:45

April 14

May 12

June 9

July 17

August 11

September 15

October 13

November 10



FREE SHIPPING
on your 1st order
coupon code
REPLYER