

Hickory Ridge Homeowners Association

hickoryridgeohio.net

Nov./Dec. 2008

Board of Directors

Jim Anderson
President

681 Hickory Grove Ct

Shirley Mainello

Vice President

705 Gold Leaf Ct

Sandi Chudzinski

Secretary

9243 Hickory Ridge Dr.

Jessica Parker

Treasurer

9390 Hickory Ridge Dr.

Nick Ciofani

713 Gold Leaf Ct.

Eileen Fitzsimmons

701 Gold Leaf Ct.

Lisa Jagielo

9222 Hickory Ridge Dr.

Rec. Center Coordinator

Lisa Jagielo

(330) 968-4311 (NEW)

Social Committee:

Sandi Chudzinski, Kim & Judy Christensen, Betty Gruska, Cheryl Martin, Vickie Maher, Gloria Hido, Paul Kaiser, Donna Walker.

Newsletter Editor

Eileen Fitzsimmons

fitzeileen@gmail.com

Save trees and HOA \$\$\$

Send your email address to Eileen receive newsletter & HOA notices electronically. All email sent blind cc.

Hickory Ridge H. O. A.
C/O Young's
Property Mgmt.

Harold Young, Mgr.
6885 Red Brush Road
Ravenna. Ohio 44266
(330) 297-1696



BOARD "BUZZ"

**Please mail us your
Amendment ballot.**

**66% (126) votes are needed to
pass or reject any amendment.**

Save our costs by sending your ballot before we have to spend extra \$\$ to follow-up with those not responding.

Amendment A: Shifts the responsibility for roof and siding replacement to the association.

The homeowner would still retain the responsibility for the cost of the roof and/or siding replacement but the association would contract for the work to be done.

This would enable us to maintain the appearance and quality of the exterior of the buildings (not to mention matching dye-lots.) This would also permit us to obtain bids and to negotiate volume pricing.

Each owner's cost for their replacement would be communicated at least a year in advance. Payment plans would be available.

Amendment B: This shifts the responsibility for the replacement of trees and shrubs in the foundation (mulch) beds to the homeowner. The association would still direct the type and size of all shrubs and trees so there is consistency of appearance.

The average cost for shrubs and trees for all areas of the property including common areas is currently \$3/month of your fees, of which individual owner's mulch bed plants are about half and the common area replacements are about half.



Board Briefs...



Recent Board Meetings

The Board meets monthly on the second Tuesday of the month. Owners may attend board meetings by giving prior notice to Young's Management at: (330) 297-1696

The Board approved the 2009 budget at \$121.00 per unit per month. Due to the closing of 20 units this year, we were able to hold the increase to 1.25%, significantly less than inflation and the 5% increase suggested in our reserve study.

The contractors approved for 2009:

Landscaping and Fertilization:

Brickman Landscaping. The board feels now that the construction is complete, we need a more professional landscaping contractor.

Snow Removal: Brickman (Since we have a new contractor, please call Young's Mgmt. with any plowing issues immediately.)

Pool Mgmt.: Hastings Waterworks

The Board has extended our pool contract hours until 8:00-9:00 p.m. next year, depending on the month, due to the excessive # of incidents in the evenings this summer. There will be one more week of summer in 2009 due to Memorial day being early.

The road was paved by the builder's contractor. The Board requested to work with the contractor and fund upgrades to ensure that the job was done to our specifications, provided by our own contractor. In addition, we wanted to round off driveways, parking pads and intersections and seal between the road and drives. But Riskru declined our request.

The overall quality of the job is below the Board's standards. There are areas where there is ponding water longer than 72 hrs, and the pavement itself is uneven. We will continue to request that the builder's contractor correct these problems before the construction is completed

Our side streets and rec. center

parking lot were cleaned and sealed this fall. Our own contractor also sealed the areas between driveways and the blacktop on Hickory Ridge so that salt and water do not seep under the blacktop and buckle it.

The board decided to seed the area around the traffic circle and to keep the gravel at the sides of the road at the front of the driveway. There are too many utility trucks, turn-arounds and people failing to drive on the pavement to maintain grass next to the entrance. The lawn was built up to the blacktop level all along Hickory Ridge and reseeded numerous times. We pay for the contractor's time and supplies every time it is redone.

Trees & shrubs were replaced in Sept. but the lawn reseeded was held off until Spring due to the hot weather. The landscaper and several volunteers watered the new trees & shrubs for several weeks in September so that they survived. Reminder: Homeowners need to water any trees and shrubs that are replaced in your mulch beds.

We will be updating our Rules and Regulations after the vote on the amendments. We will be clarifying some items in order to keep peace in our neighborhood.

We are aware that additional visitor parking areas are still desperately needed. They are the builder's financial responsibility until the construction is complete. .

A discussion about our Code of Ethics took place to remind the board about alleged violations that could result in removal from the board.

Hickory Ridge's entrance will be decorated with Holiday lights this year thanks to **Elegant Christmas Light Co.** in exchange for a small sign.



OUR BOTTOM LINE

Checking.....	\$8,107
Reserves.....	\$180,765
Total	\$188,872



Monthly financial statements are available to all owners by calling Young's Property Mgmt.

DON'T CUT CORNERS!

Please be a careful driver and do not drive on the grass or newly seeded corners and lawn edges. Our landscaper has re-seeded them 3 times in the past week (at our expense.)

We are not sure how much of this vandalism (yes, VANDALISM) is accidental and how much is being done by a disgruntled owner(s) in retaliation.

If you witness someone damaging the reseeded areas or deliberately driving over the corners of the lawn, please call Young's Management with the name or address of the violator. We will fine the offender(s.)

If you have accidentally driven over the lawn, please make a concerted effort to drive more to the center of the road. This is just wasting our maintenance budget. We do not want to increase fees in order to continually repair areas caused by inconsiderate or badly informed owners.

This also pertains to those using the rec. center. The cement parking pad outside the kitchen is wide enough to hold just ONE car. You will lose your deposit if you or one of your guests park 2 cars in that area or drive on the lawn next to the driveway.



Community Corner

Social Committee

Rec. Center
Holiday
Decorating



Saturday Nov. 29
10 a.m.

If you use the rec. center for your holiday party, please help us to decorate or take down decorations after New Years!

Holiday Party

Saturday Dec. 6
6 p.m.
\$5 per person



Gift exchange (\$10)
50/50 and more
(see enclosed flyer for details)

RSVP by Dec. 1.

Call Gloria Hido (330) 422-0010



Start your holiday season with this festive get together that is always a good time!



Happy Holidays
from the
Social Committee

**Sandi, Betty, Kim,
Judy, Paul, Gloria,
Cheryl, Donna, Vickie**

THE HOLIDAYS ARE COMING

It's time to think about what to serve at your Holiday Parties

Just call:

MY HOMEMADE COOKIES

We will make those 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'll make a pastry tray up for you.

Christmas order's must be received by Dec. 12th.

Call My Homemade Cookies
for any info on holiday goodies

My Homemade Cookies
9235 Hickory Ridge Drive
Phone (330) 422-1513



Trash Can Tip

Put your street address on your trash can with magic marker or stick-on numbers.

Then if it blows down the street, it can be returned to its proper owner.

HAPPY HOLIDAYS

*From your
Board of
Directors*

*Jim, Shirley,
Sandi, Jessica,
Nick, Lisa,
Eileen & Harold*

Hickory Ridge Website:

www.hickoryridgeohio.net

Look for the pictures posted from some recent social activities as well as an event calendar, links to units for sale and some beautiful photos, thanks to Susan Kahn, one of our very talented residents.

VITO'S

**Housecleaning
Landscaping
Handy Man**

Services provided by
neighbors!

Please call

330-422-0903

for a free estimate

Etc., Etc., Etc....



Best Friends

Two 90-year-old men, Moe and Joe, have been friends all of their lives. When it's clear that Joe is dying, Moe visits him every day. One day, Moe says, "Joe, we both loved baseball all our lives and we played minor league ball together for so many years. Please do me one favor. When you get to Heaven, somehow, you must let me know if there's baseball there."

Joe looks up at Moe from his death bed, "Moe, you've been my best friend for many years. If it's at all possible, I'll do this favor for you."

Shortly after that, Joe passes on.

At midnight, a couple of nights later, Moe is awakened from a sound sleep by a blinding flash of white light and a voice calling out to him, "Moe. Moe."

"Who is it?" asks Moe, sitting up suddenly. "Who is it?"

"Moe, it's me, Joe."

"You're not Joe. Joe just died."

"I'm telling you, it's me, Joe," insists the voice.

"Joe! Where are you?"

"In Heaven," replies Joe. "I have some really good news and a little bad news."

"Tell me the good news first," says Moe.



"The good news," Joe says "is that there's baseball in Heaven. Better yet, all of our old buddies who died before us are here, too. Better than that, we're all young again. Better still, it's always Spring time and it never rains or snows. And best of all, we can play baseball all we want and we never get tired."

"That's fantastic," says Moe. "It's beyond my wildest dreams! So, what's the bad news?"

"You're pitching Tuesday."

*Anger makes you smaller,
while forgiveness forces you to
grow beyond what you were.*

--Cherie Carter-Scott

Marriage Counseling

A husband and wife went for counseling after 25 years of marriage. When asked what the problem was, the wife went into an angry tirade, listing each and every problem they had ever had in the 25 years they had been married.

She went on and on. Neglect, lack of intimacy, emptiness, loneliness, feeling unloved and unlovable, a long list of unmet needs she had endured over the course of their quarter century of marriage.

Finally, after allowing this to go on for a sufficient length of time, the therapist stood up, walked around his desk and, asking the wife to stand, embraced her and kissed her passionately on the mouth.

The woman shut up and, in a daze, quietly sat down. The therapist turned to the husband and said, "This is what your wife needs at least seven times a week. Do you think you can do this?"

The husband thought for a moment and replied, "Well, doc, I can drop her off here on Mondays and Wednesdays, but on the other days, play golf."



The Road Less Traveled

My English professor was stopped for speeding. When asked why she was driving so fast, she quoted Robert Frost: "I have promises to keep and miles to go before I sleep."

"But Miss," replied the officer, obviously familiar with the poet. "Frost chose the road less traveled and unfortunately for you, this wasn't it!"

PLEASE!

Do not throw bags of Fido's "doggie-do" on the top of the rec. center dumpster.



Dispose of all animal waste in your own trash can.

This is just common sense!

*Love is not a matter of what happens in life.
It's a matter of what's happening in your heart.*

--Ken Keyes

