

Ashley Oaks Newsletter



Board of Trustees:

President: Rich Seminsky

Secretary/Treasurer: Kevin Wolfe

Trustee: Ron Dillon

Vice President: Nick Stepanovich

Trustee: Joe Reed

Website: www.ashleyoakshoa.org

January, 2015

2015 Annual Meeting:

The 2015 Annual Meeting held on January 13, 2015 brought forth several suggestions for Association initiatives in 2015. The new Board of Trustees met this month to discuss these suggestions; the results are presented below.

2015 Board of Trustees: Three trustee positions were up for election in 2015 and three members were nominated for these positions. Voting took place via a written Proxy/Ballot starting in November, 2014, and returns were accepted until the start of the Annual Meeting. Since three positons were vacant and three members were nominated, those three members were elected by default. The actual vote count was as follows: Total ballots cast: 50; votes for Ron Dillon: 46; votes for Joe Reed: 46; votes for Nick Stepanovich: 42.

Contact information for Trustees is:

President Rich Seminsky: 15073 Old Oak, 440-773-1234, rseminsky@yahoo.com

VP Nick Stepanovich: 15506 Old Oak, 480-286-3818, nickstepanovich@yahoo.com

Secretary/treasurer Kevin Wolfe: 21396 Oakhurst, 440-476-4839, kwolfe1@jts.jnj.com

Trustee Ron Dillon: 15346 Chestnut Oak, 440-238-4779, ronladdillon@hotmail.com

Trustee Joe Reed: 15081 Scarlet Oak, 440-268-9012, momessence_628@yahoo.com

Ron Dillon will serve as Landscaping Chairman.

Two trustee positions will be up for election at the end of this year; it's not too early to begin thinking about running for one of them and serving your community in 2016.

Member Suggestions and 2015 Initiatives:

At the Annual Meeting, members requested Board action in the following areas: Improved communications with the members; an audit of the Association's books; more

enforcement of the Documents, particularly in the area of property maintenance; and consideration for a mid-year membership meeting. In response to those requests, the Board, at its first meeting of the year, adopted the following initiatives for 2015:

Improved Communications: In the past, Newsletters generally have been published when significant events took place. In 2015, the Association will publish Newsletters on a fixed, quarterly schedule. The Board will also formalize the parameters for the content of the Association's web site and ensure that it is kept current.

Audit of the Books: Requests for proposals have been sent to three CPA firms; returns will be evaluated at the next Board Meeting.

More Enforcement: The Board is not charged with being a neighborhood police force, and does not intend to become one on an ongoing basis. However, as part of the annual landscaping walk-through, Trustees will gather information on the general state of maintenance and adherence to Document specifications, and will inform residents where action is needed. It is all members' responsibility to notify the Association whenever violations of the Documents are observed. Members are requested to inform the Board in writing of any observed violations; the Board is required to investigate all written complaints and effect a resolution.

Additional Membership Meetings: Membership Meetings as defined in the Documents have quorum requirements. At the 2015 Annual Meeting, only 27 of the 163 members were represented in person. A quorum was achieved with written proxies. It is a very large effort to collect proxies and arrange a valid membership meeting. Given the low attendance rate historically achieved, the Association does not agree with holding a formal membership meeting unless specific items of Association business that require membership approval are at hand. The Documents do contain provisions for members to initiate a formal membership meeting if they desire to do so.

However, the Board would consider holding a mid-year information-only meeting with the members if a list of general interest items for discussion were presented.

All members are invited to send in topics at any time for discussion at a mid-year meeting. Please send them to the Association at Ashley Oaks HOA, P.O. Box 360293, Strongsville, OH 44136