

Country Club Hills/Twin Lakes Neighborhood Association Meeting Minutes

Date: January 25, 2016

Location: 840 Yorkshire Dr.

Welcome and Call to Order: Attending: Roy Baldrige, Craig Kohli, Jen Gast, Becky Butterfield, Ted Nusbaum, Ron Miller, Ken Sturgill, Dawn Iames, Thomas Mazur.

Presentation: Thom Mazur, Director of the Allen County Regional Planning Commission, gave an overview of the neighborhood. Subjects discussed included Articles I and II of the Subdivision Regulations of the County of Allen, Ohio. He also shared information regarding a neighborhood Community Profile, Demographic and Income Profile, Property Grade, 2012 - 2014 UCR Part 1 Crimes, 2005 - 2014 Home Sales by Price, Market Total Values, Traffic and 2012 - 2014 Crashes. We thank him for taking the time to attend our meeting and sharing valuable and interesting information with us.

--Sidewalks are in the plans for the St. Rt. 65 project. It's a slow push to get ODOT to do it because of expense. There is split support in this township for sidewalks. County subdivision regulations go through Thom's office.

--Dean Hall has agreed to put sidewalks in when financially ready. The Salvation Army property is questionable regarding sidewalks.

--The property at 102 Devonshire is zoned R-1. It is currently an 800 sq. ft. office building. Owners want to expand to 2,500 sq. ft., add a parking lot, 2 - 3 business units and a digital sign. The Bath Township Zoning Board of Appeals approved the variance request for the property.

--Roy will investigate the long-range comprehensive plan regarding commercial/residential property.

Election of New Trustees: Ron Miller, Ken Sturgill and Ted Nusbaum were elected to three year terms as Trustees. The ballots were unanimous. Congratulations go out to all of them.

--Roy requests that all Trustees pay their dues by the Newsletter deadline, Feb. 25.

Election of 2016 Officers: Ron moved to continue with Roy as President, Craig as Vice-President, Becky as Treasurer, and Jen as Treasurer of the Neighborhood Association. Ted 2nd. Motion passed. Congrats to all and thanks go out to them for their service to the neighborhood and community.

--We are trying to recruit a new Treasurer. Special thanks go out to Jen for currently filling this position and for her involvement in many neighborhood events throughout the years. She is willing to help a new Treasurer transition into the position. Neighbors interested in filling the position are encouraged to let us know!

--Special thanks to Ben Lee for his three years of service as a Trustee.

Secretary's Report: Ron moved to accept the Minutes for the November 16, 2015 meeting. Jen 2nd. Motion passed.

--A 2016 Calendar of Events was sent out by Roy.

Treasurer's Report: As of Dec. 31, 2015 the checking account balance was \$2,071.04. As of the 4th quarter there were 172 members. That number is down by 11 from last year. There are 58 paid households for the first quarter of 2016.

--Ron moved to accept the Income Expense Report for 2015. Ted 2nd. Motion passed.

--The bulk rate mailing fee is \$225. Jen moved to pay the annual fee to the USPS. Ken 2nd. Motion passed.

2016 Budget: Revenues need to be increased in order to cover expenses. We are planning on reaching out to neighbors with a door-to-door membership drive as done in 2014.

--Ron moved to accept the 2016 Budget as proposed by Jen. Ken 2nd. Motion passed.

Website Update: The Bluehost website raised the rates to \$287.76 for 2 years of service. The CCHTL.org domain of about \$30 is due soon also. Brandon says that there are other websites but that this price is not out of the ballpark. He will update our website. Thanks go out to him. Our website would be shut down without his help!

Christmas Decorating Contest: Thanks go out to Craig for heading up the Christmas decorating contest. On the evening of Sunday, 12/13/15, six independent judges toured the CCHTL neighborhood and looked at Christmas lights. Results are as follows:
--1st Place: 863 Yorkshire Dr., Diane & Dan Carter. (\$25 Gift Certificate, *Candy Cane Gift Shop, 22897 US-20, Archbold, OH*).
--2nd Place: 202 Devonshire Dr., Van & Angela Spragg. (\$20 Gift Certificate, *Readmore's Hallmark Store, 2100 Harding Hwy., Lima, OH*).
--3rd Place: 775 Yorkshire Dr., Pamela Patton. (Jewelry Care Gift Bag, *Von's Diamonds and Jewelry, 3217 Elida Rd., Lima, OH*; and \$20 2016 CCHTL Neighborhood Association Membership, courtesy of *Berkshire Hathaway Realtors, Craig Kohli and Tim Parker*).
--4th Place: 100 Cheshire Cir. Tim & Tamara Gough. (\$20 2016 CCHTL Neighborhood Association Membership, courtesy of *Berkshire Hathaway Realtors, Craig Kohli and Tim Parker*).
--5th Place: 353 Sunnymede, Randi & Robert Ryan, (\$20 2016 CCHTL Neighborhood Association Membership, courtesy of *Berkshire Hathaway Realtors, Craig Kohli and Tim Parker*).

Valley Way Park Issues: Thanks to Roy, his daughter, Ashley, and her fiancé, Erick Elgin for cutting down the dead Ash tree in the park. Thanks again to Ted and his brother, Mark, for seeing to it that the furniture is secured.

--Drainage tiles at the Paula Riegle residence have been repaired.

--Repairs on the Gateway wall are finished.

--Per Ron, Doug Dugan has a work order for the tree that is lying across Lost Creek.

--Advanced Lawnsapes' billing has included sales tax in the past. The Neighborhood Association has a tax exempt status. A new agreement will include that in the contract. Craig noted a new proposal of \$125 vs. the present \$130 per mowing. The new proposal is with Rob Cotrell who is with LACNIP. He volunteers mowing services. The money paid to him goes to the LACNIP Neighborhood Gardens Program. Decision made was to stay with Advanced Lawnsapes. Craig will talk with them about giving credit/rebate for taxes paid in the past, no increases and matching rates this year. Roy will notify LACNIP that their proposal was declined.

Spring Clean-up: Date: May 14. Time: 9 a.m. - noon. Meet at the Devonshire Gateway. Roy will chair the event. Craig and Tim Parker will solicit Boy Scout volunteers. All neighbors are encouraged to help.

Annual Garage Sale: Dates: June 2nd, 3rd and 4th. Jen will chair the event. Roy will get the signs to Jen for updating/placement. Dawn Iames notes that the cones along a stretch of Fenway help with congestion in the area. Brandon will update the website with information about it.

--Neighbors are encouraged to pay a \$5 participation fee to help cover the cost of advertising in the Lima News and creating flyers to highlight houses and major items for sale.

New Social Network: Roy was contacted by Shiloh Poindexter who is encouraging neighbors to join "Nextdoor" as a way to get information about people in the neighborhood. Upon discussion, there were mostly negative comments, including intrusiveness. Although the Lima Police Department is involved in it as an avenue to network people, the local Better Business Bureau and our Neighborhood Association does not endorse it.

Neighborhood Concerns: A reminder regarding Neighborhood Services: There is no paid advertising in the Newsletter because it compromises bulk mailing rates. Money cannot be accepted.

--Roy will speak with Brandon about the possibility of putting ads on the website. The topic was tabled.

--A request was sent by The Lima Allen County Housing Consortium to our Neighborhood Association for a support letter for housing standards. A support letter was sent.

-- CCHTL NA was listed as a party in the Roy and Janet Patton bankruptcy. Roy is working to remove our name from the complaint.

--Reminder of recycling dates: 3rd Thursday of each month from 2:30 - 5:00 p.m. at the Bath Township Hall; also the 1st Thursday of each month at The Lima Mall.

--Per Ron, regarding drainage easements: the Township cannot do improvements if not in the easement or public right-of-way.

CCHTL Newsletter: Deadline for the Newsletter is February 25.

For the Good of the Order: NEXT MEETING: MONDAY, MARCH 7th, (rescheduled from March 28th) AT 7 P.M. AT ROY'S HOUSE, 840 YORKSHIRE DR. Please encourage neighbors to attend.

Adjournment: Meeting adjourned by general consent at 9:25 p.m. Minutes prepared by Becky Butterfield.