

May 30 Ashford Park Board and Homeowner Minutes

5:30 Foley Public Library

Everyone stands for the Pledge of Allegiance

Jerry Delmont introduces Attorney Asa Baugher and Hydro-Geologist Mike Doran

Jerry asked if there were any new homeowners present and there were none. There have been 9 new homeowners since January.

Role Call: Ralph Lewandowski, JoAnne Fisher, Jerry Delmont, Teri Mellies, Carol Zambrano, Joy Rowland, Robert Whitton (all present)

Ralph Lewandowski (Architecture Chair) began the evenings reports.

- Pellets were purchased from Aguacide. They were distributed once on the Hickory Pond (by members of Arch. Comm at no cost) They are to be distributed again in four months. This maintenance helps to keep the cat tails down. A question was asked if these were used on Hampton Pond. Ralph explained that we have a contract with Hampton to pay for 25% of the maintenance. We do not get to choose how the pond is maintained. There are also distinct differences as Hampton is a 4-foot pond and Hickory is a 3-foot pond.
- Ralph presented a diagram (Diagram A) This diagram shows the signatures from Baldwin County and the City of Foley upon completion of Phase 8. There have been discussions as to who should maintain Hickory Pond. This document clearly states that the pond is to be maintained by the subdivision of Ashford Park and not the city.
- The Architecture Committee responded to an email from a homeowner on Park Avenue. Behind their home was a culvert that was in disrepair to the point of being a potential danger. The homeowner attached emails that were from as far back as 2008 to show that they repeatedly asked for help. This culvert is now repaired and no longer a dangerous spot. Pictures are available upon request.
- Hickory Pond was bush hogged on May 30. Questions from a homeowner regarding the meaning of infrastructure and questioning who has the responsibility. This homeowner stated there is still a legal discussion to come.
- At this time the water table in Hampton Park is high. We are working with Chad Christian from the city to enable that area to be lowered in the fall. **\*\*(change)\*\***
- Ralph responded to a question asked regarding boats and trailers in driveways. Boats and trailers of any kind are NOT to be stored on the driveway. If you are bringing your boat or RV to clean it/repair, notify the Architecture Committee in advance on the website. The committee will decide regarding your request.
- Questions were asked if ONE person makes the decision and if this is in the covenants, should it be NOT be allowed? Asa Baugher answered this question.

- The covenants give the Architecture Committee the flexibility to apply a variance (temporary) and it is up to the Committee to decide the time length. (Paragraph 19, Item 11)
- The attorney was asked a question regarding fines; Asa explained that although the former procedure of fines is not present, there is and will be a process to notify homeowners of violations of the covenants and assess for such violations.

JoAnne Fisher (Treasurer) shared a graph of the categories of spending from January through May 30. JoAnne is using Quicken and the POA laptop to keep records. As of May 30, there was \$20,000 in one account, generally referred to as the Pond account. In the General account, there is roughly \$62,000 and a deposit of two additional dues went into the bank on May 30.

Teri Mellies (Secretary) Introduced a “relatively” new family. Mario and Elaina Alzate on West Ashford. They moved here in December.

- A big thank you to Jerry Brandt and President Jerry Delmont for putting up the flags throughout the neighborhood for Memorial Day. It looked beautiful.
- Another thanks you to Mary Hinson. This year we tried something different with signs to announce meetings. We wanted larger and sturdy. We wanted to reduce cost by re-using parts when possible. JoAnne and Teri got the frames and materials. Mary and (GiGi's) used their skills to design the signs. The top will stay the same. The bottom with the date will change and it is smaller.
- On a sadder note, the POA printer, from 2014 died. The Board voted to buy a new printer which was purchased at Office Depot-the cost was \$665 which includes extra toner to produce up to 4500 copies.
- The taxes from 2018 and 2017 were picked up.
- The Property Shop forwarded communication to the POA which had gone to them.
- The secretary and the treasurer share the laptop purchased last year.

Joy Rowland (received compliments on the new landscaping at the entrances and the lighting. Ralph did the lighting. One question about why the light is out close to Hampton. Ralph explained that the line was cut when the landscaping was put in. He had attempted to work on it twice and mosquitos and heat interfered. In addition, she has welcomed both the Nutall family on Park Avenue and Ms. Lockwood on Fulton Loop for the Welcome Committee.

Carol Zambrano Nominating Chair Carol has been looking for venues for the Annual Meeting in January of 2020. She had kind of narrow it down to Graham Creek Nature Preserve off Route 12. Several homeowners suggested she check out the Senior Center. Some felt the closer distance might be better. Carol is going to check it out and report in August.

- Jerry Delmont: Jerry again referred to the pellets that were purchased for \$350. In addition, he emphasized the need for a “plan” for maintenance. He mentioned both Leslie Gahagan with the city and Mike Doran (Hydrogeologist) as sources of information for the POA.
- Jerry feels that it will be necessary to raise the dues by fifty dollars for 2020. Four years ago, it was voted to put \$50 of the dues per household (approx. \$13,000) per year in the pond account. The idea was to have enough funds to cover maintenance and/or a weather emergency. Money from court cases was deposited. The 2019 Board will make that deposit to start. In addition, the Board is looking at investing money from only the pond account to gain some interest. Two banks and Edward Jones have been approached. At this point, Edward Jones seems to have the best rate. This will be explored more and hopefully the pond fund can help itself in a way.

\*Before the question/answer part, Robert Whitton left the meeting and gave members of the Board his resignation. It was necessary to make a motion (Jerry) and second (JoAnne) A roll call vote was unanimous, and the resignation was accepted.

The question/answer/comment part of the evening began. Homeowners were given an index card to write their name on. They could also write their question out if they wanted to. Cards would be pulled randomly. The Board or Asa would attempt to answer their questions. If anyone wanted to just speak, there was a three- minute limit. A brief outline of the questions and comments:

- Compliments go the “Free Little Library” at 2548 East Ashford. It is a unique idea and a great opportunity.
- Cars/trucks parking on corner making it a narrow passage. Dangerous. (Attorney is setting up a meeting with the city to address that, blocking sidewalks, etc.)
- What to do with neighbor annoyances that occur at night

Mike Doran, a Senior Hydro Geologist with 30 year’s experience (SE Environmental Compliance) had hoped to do a presentation in August. He will be providing a presentation to help people understand the need for a plan for our stormwater system.

Below are some points as he spoke:

- What he does is explains how water interacts with the Earth’s surface
- He says MOST
- homeowners are NOT concerned with stormwater system until it is at THEIR door.
- We need to think of setting up a system that will drain in the event of a 25-year storm
- IF you don’t maintain your system
  1. You reduce the storage capacity in your pond

2. You increase the chance of blockage somewhere
  3. If it doesn't FLOW, it builds up somewhere, do you want it?
- One of the worst problems is grass clippings. And leaves.
    1. Many people pay to have their yard mowed. And the workers blow the grass clippings into the street. They go into the drain. Which eventually leads to the pond(s) This creates sediment. Sediment reduces the capacity of your pond. So, You paid for mowing, NOW you pay to get the pond cleaned.
    2. Leaves and grass clippings can create a webbing under the road and start a blockage. This can lead to someone having water in their yard/house. We can't see under the road. But we created it.
  - Regular Maintenance reduces nuisances. If you ignore it, it will affect someone, someday.
  - You want your pond surface to have the largest surface possible. This reduces mosquitos, which reduces frogs, which reduces snakes....
  - You must plan ahead.
  - Get a qualified person who uses the best management practices.
  - Ashford Park has design plans from HMR from years ago. They know how the pond/culvert system is designed. (One suggestion)
  - Are you going to go against the Board on developing a plan for ponds? IF SO, be ready to accept the consequences.
  - Are you going to get your buddy who has a tractor make stockpiles of sediment/dirt along the pond? Are you ready to pay when it rains and it goes onto roads, other property, etc. It will be your responsibility.
  - BEWARE of hiring just anyone. Hire qualified.

\*Mike and his partner have a new, large contract. He may or may not be available in August but will provide an informational program for homeowners.

There were 30 people in attendance.

Meeting adjourned.