

Marsh Ridge Homeowners Association Newsletter

Board members:

Doug Ludwig, 627 Bonita Circle, (763) 972-2839
Zelda Malo, 472 Aspen Circle, (763) 972-3710
Lowell Mikkelson, 570 Tower Drive, (763) 972-9082
Gail Scholl, 542 Marsh Drive, (763) 355-9487
Craig Sinkel, 641 Marsh Drive, (612) 423-2401

November 13, 2012

The Board of Marsh Ridge Homeowners Association met on November 13, 2012. All Board members were present and homeowners Nick Schweim and Jon Holzer were in attendance to learn about the 2006 committee report on single family dues.

The Board reviewed and then approved the minutes from Board meetings of September 18, 2012 and October 10, 2012 and the annual meeting of September 27, 2012. Lowell Mikkelson presented the September and October, 2012 Financial Statement which were approved after review.

Committee Reports: There was no further report on finance; current insurance information is available on the website; lawn maintenance was completed the week of November 5. Leaves were blown into piles for mulching and many rocks were scattered into the lawns. Before snow falls, residents, if able, are asked to pick them up as spring mowing could throw the rocks into the siding. Eighteen of twenty-five roofs have been completed. The remaining seven roofs have been inspected and it was determined that they should not cause any problems over the winter months.

Old Business: Wells Fargo bank will assume ownership of a Marsh Ridge twin home on December 19, 2012. The Association will receive back dues at closing when this twin home is sold. At the annual meeting a question arose about rental of part of a twin home. The Board sought information from the City and then met with the home owner about the renovation plans. All permits issued were in order and the plan is to not subdivide the home to create two separate units.

The Board determined there was no violation of any Marsh Ridge HOA rules and the changes proposed complied with all city laws.

New Business: The Board approved the budget for 2013 as presented at the annual meeting. Member dues were set with no increase.

The two single family homeowners in attendance had requested information on the history of dues increases and percentages placed into the reserve fund. Doug Ludwig explained the spread sheet for capital expenditures set up originally by the builder and given to the officers of the Board when he turned the association over. There was a long discussion of this and the report generated in 2006 about the dues for single family homeowners. As a result of the 2006 report their dues were adjusted down, but small increases have taken place in all dues in the years since. The dues for 2013 were not increased on any homeowner in Marsh Ridge. The Board appointed Tom Micke, Nick Schwim, and Jon Holzer to a committee to review the dues assessed for single family homes and report back to the whole Board.

The next regular Board meeting will be Thursday January 10, 2013 at 7:00 at 472 Aspen Circle.