

Association of Powell Place Homeowners' Newsletter

PO Box 1656 * Powell, OH 43065

email: powellplace43065@yahoo.com

MSN website: groups.msn.com/TheAssociationofPowellPlaceHomeowners



Autumn Edition – Nov 2003

Monthly Association Meetings

Open to ALL Members

The Board meets on a monthly basis (except in the summer months of July and Aug). **All meetings are open to all homeowners.** You can call Tom Fitz at 881-0900 for a most up to date schedule of meeting dates, times, and locations. Monthly trustee meetings start at 6:00 PM sharp. The tentative schedule going forward is:

- Dec 4 – Bob Carpenter
- Jan 8, 2004 – Rich Zajkowski
- Feb 5, 2004 – Annual Member Meeting at Powell City Hall, East Room, 47 Hall St
- Mar 4, 2004 – Joyce Gove

How to get in touch with your Association of Powell Place Home Owners (APPHO)

Write to: APPHO * PO Box 1656 * Powell, OH 43065

email address: powellplace43065@yahoo.com

MSN website:

groups.msn.com/TheAssociationofPowellPlaceHomeowners

Powell Place Board Members

President: Tom Fitz
Vice President: Jayne Butler
Secretary: Joyce Gove
Treasurer: Rich Zajkowski
Trustee: Bob Carpenter
Trustee: Bo Kuhar
Trustee: Greg Cox
Trustee: Robert Davis

Dues and Don'ts

Dues for homeowners' membership in the Association of Powell Place Homeowners are required under terms of the covenants of the Powell Place subdivision, as most folks already know. The dues constitute the majority of operating funds which your association has to carry out its legal mandate to maintain and beautify the neighborhood, as well as to set aside some of those monies in a "rainy day" fund.

If you have not received notice for your 2003 dues, please let the association know via mail or email. Please remit your dues promptly so we may continue to serve the neighborhood in a

fiscally sound manner. Those who are in arrears of their dues have received notices and should work to bring their dues status to current and paid up. Lien placement is a legal option which will be utilized when all other attempts to collect back dues are exhausted.

Lights, action, signs?

The sign at the Liberty Rd entrance has been repaired for some time. The Seldom Seen entrance sign is now back up and completed thanks to the efforts of Tom Fitz & Bob Carpenter. Total cost was \$2684. An option of electrical outlets by the newly fixed lamp posts is still under investigation.

New dues billing for 2004

At the Annual Meeting (Feb 5th) the Board of Trustees for the Association will approve a budget for 2004 and set the annual dues. Invoices will be mailed starting March 1st. The association's fiscal year is the same as the calendar year (Jan 1 to Dec 31).

Garage sale unfettered by rain

Despite a rainy day, 25-30 homes participated in the 2003 Powell Place subdivision garage sale May 17th. While turnouts were restrained by the inclement weather, there were lots of signs of activity at the offering households. We look forward to a dry, sunny one in 2004!

Annual Meeting set for Thurs Feb 5, 2004 at Powell City Hall

The annual Meeting of the Association of Powell Place Homeowners is set for Feb 5, 2004 at Powell City Hall, 47 Hall St, in the East Room at 7 PM. The meeting is open to all members of APPHO and you are strongly urged to attend and give your input as to how your association will be directed for the next year.

Help Keep the Neighborhood Safe ~ Observe Posted Speed Limits ~ Ensure Your Pole Lamp Is Maintained

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Architectural Review

A reminder that all architectural changes that are covered under your home's covenants need to be reviewed and approved by the Association. Currently, reviews are done by Greg Cox and Robert Davis. The city will not grant a permit without a preliminary approval from the Association. Please contact Greg or Robert if you have any proposed changes or additions i.e. including but not limited to installing fences, changes in paint coloring of the home, patios, decks, etc. You may reach Greg Cox at grafxx2x@columbus.rr.com and Robert Davis at rdavis@ohaficio.org.

E-mail address please!

One long term goal of the Association is to have the newsletter sent via email to as many members as possible. The champion for this project will be Bo Kuhar, newsletter editor. If you'd like to get the **Newsletter** quicker--and help the Association save on printing and mailing costs too--please send an email to Bo with "**subscribe Newsletter Powell Place**" in the subject line. A few parties responded in our last request but we need everyone's cooperation. **PLEASE** include the homeowner(s) name(s) and phone number. Bo may be reached at: bo@kuhar.com. Thanks for your cooperation in advance!

Articles Policy: APPHO accepts short articles and notices for publication in this newsletter from members. The APPHO Board reserves the right to review, reject and edit all material and cannot guarantee publication or accuracy. Submit your information to bo@kuhar.com. Name the newsletter and receive a fabulous prize!!!

Entrances Beautified: a big thanks to the hard working volunteers who made it happen on May 10th with the flower planting (we apologize if we don't have everyone's name...you are appreciated nonetheless:

Jayne Butler, Joyce & Jeff Gove; Kerri Richey and daughter Maria; Robert Davis and son Robert; Jill Krafty and daughter Allison; Laura and Jim Elher and children Parker, Katie, and T.J.

Let's Keep it Beautiful!

Please pick up "free" newspapers thrown onto driveways weekly to keep our neighborhood looking good! And, yes, it is OK to now take down the Christmas lights!

Dispose of environmental hazards properly: sometime this past spring, and again this fall, motor oil was dumped through the development's sewer system and, of course, excess run off ends up in our beautiful pond. This wreaks havoc on the natural environment in the pond, including the wildlife, pollutes our own pond and disrupts the natural eco-system there. **Do NOT** empty items such as motor oils and other such products in the sewer but rather in a method approved by the state and federal EPAs. The state of Ohio has indicated they will investigate such occurrences and take appropriate action. Thanks for your cooperation on this important matter!

Website

The association is looking to update the current website to make it more user friendly and readable, as well as adding on helpful favorite links. Any suggestions, as well as assistance for hosting, are most welcome. Please contact Bo Kuhar at bo@kuhar.com on this issue.

Next Trustees' Meeting: to be held Dec 4th at Bob Carpenter's home, 772 Bovee Ln, at 6 PM sharp. All owners are welcome!