

Association of Powell Place Homeowners' Newsletter

PO Box 1656 * Powell, OH 43065

email: powellplaceboard@powellplace.org

website: <http://www.powellplace.org>



Spring Edition – Apr 2004

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:

- May 6, 2004 – Fletcher Chambers
- Jun 10, 2004 – Tom Fitz
- Sep 9, 2004 – Jayne Butler
- Oct 7, 2004 – Rich Zajkowski
- Nov 5, 2004 – Robert Davis
- Dec 9, 2004 – Bob Carpenter
- Jan 6, 2005 – Rich Zajkowski
- Feb 2005 – Annual Meeting
- Mar 4, 2005 – 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: powellplaceboard@powellplace.org

website: <http://www.powellplace.org>

Powell Place Board Members

President: Tom Fitz
Vice President: Brian Coghlan
Secretary: Joyce Gove
Treasurer: Rich Zajkowski
Asst Treasurer: Jayne Butler
Trustee: Bob Carpenter
Trustee: Fletcher Chambers
Trustee: Robert Davis

APPHO Yard Sale in June

The APPHO will have its annual yard sale on a Saturday in June. Please stay tuned for the exact date soon! For details contact Tom Fitz at 881-0900 or tfitz@powellplace.org.

LANDSCAPING SERVICES

The Powell Place Homeowner's Association will be utilizing CLC Landscape Services this year to provide lawn and landscaping services for the common areas within the subdivision. CLC Landscape Services can also provide their services to the residents of Powell Place on an individual homeowner basis. CLC services include (but are not necessarily limited to) lawn care, mulching, landscaping, patios, ponds, retaining walls, and other related services.

Their spring mulching services include edging, spring cleanup of leaves or other debris, fertilizing of plants, weed control, and mulching. Contact Jason Huffman at CLC Landscape Services for more information or to request a quotation. He can be reached at 614-309-3188 (mobile) or at 614-799-9545 (office) or by e-mail at jason.corban@sbcglobal.net. *(Landscaping or other services provided by the CLC Landscape Services will be a direct contract/agreement between the homeowner and CLC. The Association of Powell Place Homeowners assumes no responsibility for any work between the individual homeowner's and CLC Landscape Services.)*

Kids' Korner

Wanted, any Powell Place Kids that would like to list their summer services (e.g. babysitting, lawn mowing, etc) may contact the Newsletter Editor at bo@kuhar.com to have your name, service and phone number listed. Any news about kids is always welcome, of course, for the Kids' Korner.

Summer Time

It's OK to remove Christmas lights and other holiday items to keep the neighborhood seasonally appropriate. Thanks for making it look good!

Please keep our neighborhood safe by maintaining your street light and sidewalk.
Spring Edition – Apr 2004

Association of Powell Place Homeowners' Newsletter

PO Box 1656 * Powell, OH 43065 email: powellplaceboard@powellplace.org
website: <http://www.powellplace.org>



Homeowners Association Dues

APPHO depends solely on dues from member homeowners for all its operational funds. Homeowners should expect an invoice by the end of April for this year's **annual Powell Place Homeowner's Association dues**. Dues invoices will be sent via mail and are payable by **MAY 31, 2004**. A **second reminder** invoice will be distributed on May 31st to those homeowners who do not remit their dues. For those homeowners that are still delinquent following the 2nd reminder invoice, a **certified letter** will then be sent to the homeowner notifying them that the process of filing a lien against the property will be undertaken in an attempt to collect the outstanding association dues, as provided for in the homeowner's covenants. Please keep in mind that costs associated with the lien filing, release, certified letter fees, and accumulated interest are incumbent upon the property owner (and not the association). Prompt payment of your homeowner's fees is appreciated and minimizes any consternation for both the association board and the property owner. Questions regarding your homeowner's association dues or account status may be directed to Board Treasurer Rich Zajkowski at rzajkowski@powellplace.org or by contacting Board President Tom Fitz at 740-881-0900 or tfitz@powellplace.org or by snail mail to the board at **Association of Powell Place Homeowners, PO Box 1656, Powell, OH 43065**.

Architectural Review

A reminder that all architectural changes that are covered under your home's covenants (you received this when you bought your home; you can view these on the association website) need to be reviewed and approved by the Association. Currently, architectural reviews are done by Tom Fitz and Robert Davis. The city will not grant a permit without a preliminary approval from the Association. Please contact Tom 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 Tom

Fitz at tfitz@powellplace.org or Robert Davis rdavis@powellplace.org.

E-mail address please!

37 down, 119 to go! 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, fabulous prize!!!

Let's Keep it Beautiful!

Please pick up "free" newspapers thrown onto driveways weekly to keep our neighborhood looking good!

APPHO Website

Fletcher Chamber, trustee, is currently updating the association's website to make it more user friendly and readable, as well as adding on helpful favorite links. Any suggestions are most welcome. Please contact Fletcher Chambers fchambers@powellplace.org with ideas or concerns. The **NEW** web address is www.powellplace.org. Thanks to Fletcher for getting the new domain name, as well as his work to make it user friendly and informative! Bookmark the site and visit often to see new additions to the site!

Next Trustees' Meeting: to be held May 6th at Fletcher Chamber's home, 842 Bovee Lane. All are invited!

*Please keep our neighborhood safe by maintaining your street light and sidewalk.
Spring Edition – Apr 2004*