

Greentree Homeowners Association

October 2015 Newsletter

www.greentreehoa.com

Vote your Proxy and Meet Mayor Glenn Broska

MAIL IN YOUR PROXY FORM

By-Laws Meeting October 20th @ 6:30pm

Mail in your vote to approve our association by-laws. We must go through this process since the developer did not file them with the county as required by law. Along with the filing, we recommended changes in the board from 11 to 9 members and to allow for annual billing flexibility in the future instead of monthly payments. If you need an additional form, they are available on our website home page and through Reserve Realty at 330-467-0828. You can also drop off or come in to sign a proxy ballot at the Mayor meet and greet on October 20th (see below).

MEET MAYOR GLENN BROSKA

Tuesday, October 20th @ 7pm (following By-laws meeting)

Mayor Glenn Broska will be in the Greentree Community Center on Tuesday, October 20th at 7pm. This is your chance to meet the mayor and ask questions.

Additionally, Mayor Broska will also be in the Community Center on Thursday the 22nd at 7pm to address the specific concerns regarding the sale of Waite Primary School which is behind the Kensington Lane Condominiums.

REMINDERS:

- Effective January 1, 2015, the monthly association dues increased to \$18 per month.
- Effective, January 1, 2015, we changed banks to Alliance Association Bank.

LIKE US ON FACEBOOK: www.facebook.com/greentreehoa

WEBSITE: www.greentreehoa.com

Visit our website for updated information on your community including:

- Upcoming Events
- Board members
- Rules, By-laws, regulations and covenants
- Forms for Deck/Fence/Other requests. All exterior modifications require prior approval.
- Information on how to report street light outages and other important contact information
- Community maps and information

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WINTER TIPS & REMINDERS

As we enter the cold winter months, it is easy to stop thinking about the outdoors. Here are a few reminders to help keep Greentree a great community.

- **Winterize your yard:** Cut your grass, trim your bushes and shrubs, edge your beds and clean up toys, patio furniture and other summer items. Doing this now will create for an entire winter of beautiful yards.
- **Snow removal:** Please be neighborly and shovel and or snow-blow your sidewalks. If you live next to a common area or someone who is unable, please pitch in to remove snow in those areas as well. There are lots of kids that need to walk to the various bus stop locations. Needless to say it is safer to walk on a clear sidewalk than the street.
- **Yard Light posts:** Most homeowners have a light post in their front yard. Please take a few moments to replace burnt out bulbs. This helps to light areas that are not covered well by street lights and helps to create a safer environment.
- **Pet Cleanup:** This should go without saying, but if your dog relieves itself, you are responsible for cleaning it up. If you are caught in violation of this, you will be fined and mentioned in our next newsletter.
- **Enforcement:** It's up to you to help us keep this community great. If you become aware of any violation to our rules or by-laws, please bring it to our attention by contacting Reserve Realty in writing. Many minor infractions can be taken care of quickly before they become bigger problems.
- **Dues:** Please remember to pay your dues on time. These revenues are used for upkeep of the common areas of our community as well as the community center. Non-payment of your dues leads to fines and collection fees.
- **Architectural review:** As a reminder, any exterior modifications such as **decks, fences, additions, etc. must be approved** by the association in advance. Please contact Reserve Realty or visit our website for the appropriate paperwork.
- **Street Lights Out?:** To report street light outages throughout the Greentree Community please contact Ohio Edison at (888) 544-4877 or on the web at <https://www.firstenergycorp.com/forms/streetlight/reportStreetLightProblnit.do>
- **Garbage Cans:** Residents are prohibited from storing garbage cans outside of their garage. This invites pests and is unsightly. Trash may be placed at the end of your driveway for collection no earlier than the evening before pick-up.
- **Our by-laws** prohibit the storage of boats, motor homes, commercial vehicles and similar items outside of your garage.
- **Be a Good Neighbor:** This community belongs to all of us, how we treat the common areas and our own properties has an impact on all of our home values.

GREENTREE COMMUNITY CENTER

The contact for community center rental has changed. To rent the Greentree Community Center, contact Apryl Lytle @ (440) 552-6098 or greentreeclubhouse@gmail.com

The community center is available for rent to any resident, who is current on their dues, for non-commercial use. Bookings are on a first-come, first-served basis at a minimal cost of \$75 (plus a refundable \$100 security deposit). There is a reduced cost for non-profit organizations meeting Monday through Thursday.

NEIGHBORHOOD WATCH

The easiest way to keep our community safe and to prevent crime is to report suspicious behavior to the Streetsboro police department at 330-626-4976.