

ROCKWOOD HOMEOWNERS ASSOCIATION
BOARD MEETING
January 19th, 2010

Rockwood Homeowners Association (HOA) held a board meeting on Tuesday, January 19th, 2010 at 6:00 P.M. at the home of Tom Bonner, 29369 Rockwood Avenue. In attendance: Board Members Tom Bonner, Marilyn Barbour, Joe Schaub, Chris Guenther, Jason Livengood, Mike Dennis, Dan Patino, and Jim Williams. Absent: board member Gerry Peterson.

NEW BUSINESS:

Marilyn presented the current financial summary and indicated that there are only a few outstanding residents who have yet to pay dues and she believes those will be arriving shortly.

Tom reported that he has viewed all of the original paperwork regarding the off site pond and discussed this situation with Blue Sky. Tom advised that the pond met and still meets all of the requirements set forth in the original agreement. The runoff from the pond is a different situation from the pond itself. Tom is contacting Blue Sky to determine if they will consider removing a portion of the unused walking path (that was not to be built in the first place) and building a swale in place of the path to assist with slowing the movement of water to 295th Street and allowing more water to soak into the ground. Tom has met with the city manager, city planner and city engineer who all advised they will have no further involvement in the pond issue other than assisting with providing some materials if a swale is installed.

Tom reported that the HOA would likely be a party to a lawsuit regarding a runoff issue with resident Arleta Ohlmeier, 24276 W. 295th Street. Blue Sky is currently working with Ms. Ohlmeier to resolve the issue by allowing the redirection of water on open green space near her residence. It is believed that if this work takes place a lawsuit would not take place.

The board discussed the idea of contacting an attorney to answer some questions the board has regarding various issues that may affect residents of Rockwood. Marilyn will be contacting a local attorney and determining what costs would be associated with a retainer.

Tom asked for board input in assisting Blue Sky with the marketing of Rockwood. Recently, local news accounts have indicated that changes will be taking place in the City of Paola that could assist new residents with establishing residency in the city and this likely could affect Rockwood due to the many remaining lots that are available. If anyone has any suggestions regarding marketing proposals feel free to contact any of the board members with those suggestions.

Marilyn reported that a resident suggested a "no soliciting" sign be installed at the entrance to the subdivision. It should be noted that there is no soliciting allowed in Paola without a proper permit. The board unanimously agreed that if you don't want solicitors you should place a sign on your door prohibiting them specifically from your property.

With no further business the meeting was adjourned.

Respectfully submitted,

Jason Livengood
Secretary