

SPRINGMILL CROSSING

CROSS-TALK

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MEETING REMINDERS

Homeowners are encouraged to attend monthly Springmill Crossing POA board meetings, held at 7:00 pm at the pool shelter or via a Zoom call, but please confirm. The next three meetings are:

- February 2 (via Zoom)
- March 1 (via Zoom)
- April 5 (via Zoom)

Meeting minutes are posted under the at www.springmillcrossing.org.

BOARD OF DIRECTORS

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NEWSLETTER/WEBSITE

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A NOTE ABOUT SNOW REMOVAL IN SMX

Our recent round of snow certainly wasn't as challenging as what hit the East Coast a couple days later, but the weekend storm still created its share of challenges in SMX.

Our second plow-worthy snowfall was followed by a dusting and then below-freezing temperatures. Therefore any sidewalks that were not cleared soon enough resulted in dangerous ice patches for walkers and kids at bus stops.

Sidewalks in front of your house are your responsibility to keep clear. If we have another snow, please be sure to clear your walks or find a good samaritan neighbor to help you out.

DID YOU MISS THE DUES DEADLINE?

The POA board would like to thank the vast majority of our neighbors for their on-time (or early) \$500 annual dues payment. However, every year there are a handful of owners who miss the deadline by accident or due to financial hardship.

This weekend, the POA treasurer will email those who missed the deadline to provide a

Apologies also to those who live at the ends of cul de sacs. Mailboxes were blocked by our snow removal contractor trying to avoid damaging lawns by pushing too far back. That situation will be avoided next time.

Please remember that the frozen retention ponds near the SMX pool are off limits to sleds and skaters. Avoid parking on the streets during snow storms and don't shovel or blow snow back into the street from your driveway after the plows go through. Note that Silver Stream and Springmill Blvd. are cleared by the city and side streets by SMX contractor Wesley's, after two inches of snow have fallen.

courtesy deadline extension of February 13. Please pay immediately to avoid the \$50 late fee. If you miss the next deadline, you will be assessed additional fees, and a lien will be applied to your property. You should mail your check (payable to Springmill Crossing POA) to P.O. Box 421, Carmel, IN, 46082-0421 and be sure to include your home's address or lot number on the check.

YOUR NEIGHBOR AND REALTOR®

**ARE YOU CONSIDERING A MOVE?
LET'S TALK!**

My name is Melissa, and I've been a Springmill Crossing resident for 15 years! If you or someone you know is thinking about buying or selling, I would be happy to assist throughout the process. Call me today to schedule a free, no-obligation market consultation and receive more information on the value of your home.



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Angel Oak Tree Care
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- Emerald Ash Borer Treatment (the insect has infested Carmel and the northside of Indy)
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- Quality pruning of shade and ornamental trees and shrubs by certified arborists.
- Tree and stump removal.
- Two-year deep root organic fertilization of trees and shrubs (mild winter and then frosts will damage trees that have leafed prematurely and therefore will need fertilization and perhaps micronutrients)
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- Senior citizen discount for tree removals and trimming (5 percent up to \$100)
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- Check out Steve Courchaine's credentials at www.angeloaktreecare.com
- Insurance supplied upon request.

Stephen A. Courchaine
B.S. Forestry - Certified Arborist - 40 Years of Caring for Indiana Trees
Office: 317.347.0533; Cell: 317.525.1145
www.angeloaktreecare.com

2021 SPRINGMILL CROSSING PROPERTY OWNERS ASSOCIATION APPROVED BUDGET

This 2021 operating budget for the Springmill Crossing POA was reviewed, debated, and approved by unanimous vote during the December 1 POA board meeting. This year's major repair and capital projects will include renovation of the 136th St. entrance structures (adding limestone caps and tuck pointing the mortar as was completed at the Spring Mill Rd. entrance in Spring 2020), re-landscaping each entrance, replacing the toilet dividers and re-coating the floors in the pool bathrooms, and planting trees by the pool parking lot. This budget is made possible by your \$500 annual dues.

Member dues (\$500 x 332 home):	\$166,000
Cross-Talk advertising income:	1,000
Title company closing cost fees (\$75 per closing):	1,000
Interest income:	65
Total cash inflows:	\$168,065

Grounds maintenance:	\$50,000
Pool management:	38,863
Capital project (136th St. Limestone Caps):	26,000
Pool maintenance and repairs (Bathroom Projects):	15,000
Utilities (Electricity, Gas, Phone, Trash, Water):	12,050
Insurance:	10,538
Repairs and improvements (Grounds)	10,000
Snow removal:	5,500
Legal:	2,938
Misc. expenses (Postage, PO box, Supplies):	2,200
Social:	2,000
Mailbox repairs:	1,000
Taxes:	100
Tennis courts	60
Total cash outflows:	\$176,249



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#1 AGENT IN SPRINGMILL CROSSING - LAST 6 YEARS!

As a neighbor and a friend, I want to help make the home buying and selling process as easy and stress-free for you as possible.

Please don't hesitate to give me a call, and we can discuss your real estate needs.

CONTACT ME TODAY TO GET STARTED!

- Eric Rasmussen

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HOW MUCH IS YOUR HOME WORTH?
HOW MUCH DID YOUR NEIGHBOR'S HOUSE SELL FOR?

www.SpringmillCrossingHomePage.com

Discover how 20 years of real estate experience can help increase your home's sale price, as well as make your selling process easier.

#YouGottaKnowJason



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SMX NEWS & REMINDERS

NEW BLOCK CAPTAIN COORDINATOR

Special thanks to Sonja Popp-Stahly (poppstahly@sbcglobal.net, Lot 3) for agreeing to assume block captain coordinator responsibilities following the departure of Myra Endris, who recently sold her house. Thanks to Myra for her many years of service. Enjoy your new home!

PIPELINE IS PRIVATE PROPERTY

Please note that the pipeline area that cuts through SMX is not common area. Please don't walk your dogs, ride your bike, hit golf balls, fly your drone, or any other activity along the pipeline, unless you either live there or are an invited guest of one of the owners.

Is it time to replace your driveway or sidewalk?
Let IMI help you find a contractor near you!



Contact Keian Roudebush at 317.517.5454
or keian.roudebush@irvmat.com



"We're Proud of Our Work"

We hope you enjoy
living in Springmill
Crossing as much as
we do. But if a move is
in your future, contact
The Meiners Team.

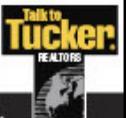
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