Springmill Crossing Property Owners Association
Meeting – Sept 14th, 2026

Meeting Location: Strobel Shelter

Attendees:
Shane Kelly – President
Jason Perfetti – Vice President
Mike Eddy– Secretary
Brian Amick — Vice President, Grounds Chairman (absent)
David Fine – Treasurer
Amy Sullivan — Pool Chairwoman
Rob Grom - Development Control Chairman (absent)
Keith Benz
Carol Johnson
Ann Uhar

The meeting was called to order at 7:05 pm EDT. The August minutes were approved.

Treasurer Report

- Dues Report
    - Riverwood home update
        - City notice to stop work; new AC removed
        - City will continue to mow; Shane continuing to work with attorney
    - Anything outstanding?
        - Just Riverwood

Old Business

Development Control Report – Rob Grom

- Small committee submissions; Playset & Paint Color

Grounds Report – Brian Amick

- Planters look great

Pool Report – Amy Sullivan

- Another successful season in the books
- Sirius can be shut down for the year
- Shane still needs to get burner phone for pump room
- Amy informed C&N of Fall Fest date; Amy will tell David and Brian so lines can be blown and City notified for water shutoff
- Amy will look at possibility of adding some more umbrellas next season

Social – Gina Williams & Kristen Kelly

- Fall Fest: October 3rd; 4pm-8pm
- College Football; Cornhole Tourney; Bounce House

Tennis – Tony Trent

New Business

Pool Report – Amy Sullivan

- N/A

Development Control Report – Rob Grom

- Shane engaged with Ponds property management company; will try to schedule next month
- Jason working with H&H; will schedule future meeting

Grounds Report – Brian Amick

Springmill Crossing Property Owners Association
Meeting – Sept 14th, 2026

President's Corner – Shane Kelly

- Dues Discussion and Vote to raise to $700/yr
    - Resident Feedback
        - Lacking details in the budget; looking for more details about where all the dues are going
        - Vendors: Have we shopped around? Yes, we've looked at other vendors as well. We don't get multiple quotes every single time the contract comes up but we have recently
            - Growing Image is all-in-one; we don't need to hire multiple vendors to do different parts of 'grounds'
        - Are there people using our pool that don't live in our neighborhood?
            - We have a guest policy; you can bring 6 guests
            - Concern about the ability to bring friends in; should we allow anyone that doesn't live in our neighborhood to use the pool?
            - We were able to have a guard do a sign-in sheet many years ago, but that was when our liability coverage only required one guard. We are now required to have two guards per our liability coverage
                - Board will take the action to discuss a sign-in sheet with C&N; try to determine how many people are using the pool
            - The only disruptive behavior we've heard about in last several years was from a resident
            - Could we have a period of time every day where it was adult swim only? Maybe two or three days a week.
                - Board willing to explore the concept
        - Could we move dues payments to later in the year?
            - Board willing to explore to concept
        - Notify residents of dues increases several years out
- Continue to engage residents on POA involvement
- Board voted 4-0 on approving $100 dues increase for 2027

Upcoming Budgetary items: Work Projected 5-10yr Plan (Pool parking lot, Tennis courts, Pool, etc.)

Next Newsletter – Next meeting date (05 October); sidewalk clean-up / homeowner responsibility / Yard Maintenance; reminder on Golf Cart Rules; Fall Fest; Yard of the Week; Clean up after your pets

The meeting was adjourned at 8:40 pm EDT