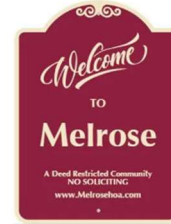


MEETING MINUTES

Melrose Board of Trustees Meeting
4.22.26 630pm - Pickerington Public Library



- **Call to Order:** - 6:30pm
 - Jackson Brandel
 - Tony Black
 - Nicholas Adams
 - Jarod Pickett - *absent*
 - Beth Allen - *absent*
 - Casey Farmer – PMI Centerline
- **Approval of Meeting Minutes from 3.24.26** - *Approved*
- **Financial Review as of 3.31.26 (principle) vs. (delinquency)** - *Reviewed all financials*
 - Gain-Loss Transactions Report
 - Accounts Receivable **\$59,561.27** (principle) vs. **\$23,625.00** (delinquency)
 - Aging Summary
 - Melrose Annual Dues
 - 58** properties remain unpaid as of 3.31.26 (**\$11,600.00**)
 - Collected **\$540.00** from 5 properties over the month of March
 - **12** properties totaling **\$12,800.00** have been sent to collections
 - 1. **7** properties with lien (**\$10,521.00**)
- **New Business**
 - Fee waiver requests
 - a. **Elgin Circle** - *Request Denied*
 - b. **McLeod Parc** - *Request Denied*
 - ACC Request **Melrose Blvd**
 - *Board discussed proposed fence location and approved homeowner's proposal based on aesthetics/appearance.*
 - Spruces @ Melrose Common Area Pond
 - *Tree removal work is complete and stumps have been ground. Tony has agreed to mitigate stump chip removal.*
 - Electric @ Hill Rd\McLeod Parc
 - Spring Cleanup Event (4.24 thru 4.26)
 - *Dumpster locations are posted on the HOA's website.*
 - Melrose HOA Survey
 - *Approved for April distribution.*
 - Melrose Community yard sale
 - *Board agreed that neighborhood garage sale will be held on the 2nd week in June.*
 - Melrose Annual meeting 2026

A flyer for a "Spring Clean-Up Event" with the theme "Refresh. Renew. Reconnect." for April 24-26th. It lists various services and vendors. Under "Bulk Junk Removal", it mentions Ohio Renovation Services. Under "Exterior Maintenance", it lists Ohio Mulch, Curtis Hollister, Donley Pressure Washing, Precision Lawn & Exterior LLC, and A1 Roofing Solutions. Under "Interior Maintenance", it lists Lavette Carpet Care, Rozman Plumbing, Fresh Air Corp, and Webber Heating & Air Conditioning. There is also a "Donations" section and a "Questions?" section with contact information for melroseactivity@gmail.com.

- Discussed dates and locations for the annual meeting. Proposed were June 24 or the first week in July. Proposed locations include: > Violet Township Offices (former Wig Wam) > Sycamore Creek Park > New Pickerington Public Library Pavillion

- **2026 Capital Improvement Projects**

- *Common area pond flowerbed (\$2,266.29)*

- *Aeration system at common area pond (\$5,520.58)*

- Aeration system installation has begun (Aqua Doc).

- Additional improvement: Little Library approved for purchase and installation (Jackson has agreed to complete the install), to be located at the SR256 entrance pond. Resident (Kim) will monitor the little library.

- **Adjournment** *- 7:46pm*