

Village of Green Trails Association, Inc.
Meeting Minutes
September 18, 2024

Chaired By: Mary Monachella

Attendees: Trevor Davies, Micah Roufa, Bob Williams, Caryn Carlie

Absent: Mark Cillo

Attendees: Ed Canada, Cade Davies

Meeting Called to Order: 7:00 p.m. City Hall

Approval of Minutes

The August meeting was cancelled due to lack of a quorum. There were no minutes posted.

Minutes for the July meeting were approved by email.

Finance Review

- 1.) The financial documents for August were reviewed. Interest income on the bank CDs for the months of July and August (total of \$684.88) has been earned but not yet posted to the financials. Reserves for Road Maintenance – Synagogue are accrued but not yet posted to the financials. These items will be updated on the September reports.
- 2.) The maturity date of both of the Montgomery Bank CDs is 3/25/25, not 8/28/24.
- 3.) Mary to ask Danna McKittrick who will be completing our Corporate Transparency Act report.

Grounds Review

- 1.) Powerline field:
 - a. Mary to ask Terrill to brush hog the common ground near the Montessori school.
 - b. Mary to ask homeowner if Terrill has reduced the number of trips back and forth to the powerline field.
 - c. The areas where the bridge was located are to be returned to their natural state as much as possible. Terrill's bid of \$2,600.00 was challenged by the Board. Mary will relay our concerns to Terrill.
- 2.) Terrill completed these jobs:
 - a. 14281 Forest Crest Drive – remove dead tree in common ground at a cost of \$1,590.00.
 - b. 14366 Bramblewood Court – remove downed and dead trees in common ground at a cost of \$550.00.
 - c. End of Camberra Court – cut and remove dead tree in common ground at a cost of \$1,010.00.
- 3.) County Tree completed these jobs at a cost of \$3,000.00:
 - a. 14066 Boxford Court – cut and leave dead tree in common ground
 - b. 14171 Trailtop Drive – cut and leave dead trees in common ground
 - c. 14637 Lake Trails Ct. – cut and remove dead tree resting on lower utility wires.
- 4.) 375 Statesman Court:
 - a. There is a large tree of concern to be further evaluated for removal.
 - b. On 9/11/2024 Mary, Caryn, and Jim F. met with DJM, an erosion specialist the Association has worked with before on projects around the Village. DJM will submit a proposal to take out 2 smaller trees, fill the erosion site with rock, and remove the large oak tree.
 - c. On 8/14/2024 Board members met with an associate engineer from MSD who advised that MSD will not get involved with this project. He did suggest methods of controlling the erosion which included using a filter fabric or injecting foam caulk.
 - d. On 7/23/2024, Board members met with an engineer from the City of Chesterfield who recommended we engage MSD and also plant and encourage vegetation growth on top of the erosion site.
 - e. On 7/12/2024, Board members met with Metropolitan Forestry who recommended that two smaller trees directly on top of the eroded area be cut and left on the hillside to avoid a situation where they and their roots are ripped from the ground in a storm. The large tree could be trimmed to balance its weight distribution. The erosion site could possibly be manually imploded and filled with rip rap (more evaluation would be needed). Metropolitan will not offer a bid on this project.
- 5.) 111 N. Green Trails Drive:

- a. Crowder completed the rebuild of the swale at the top of the hill (\$4,850.00). County Tree completed the removal of the trees marked by Metropolitan Forestry (\$8,200.00). The goal was to route rainwater along the top of the hill and out over the ridge toward Ladue Road. The elevation of the swale is not conducive to this goal. A section of the grass area along the ridge needs to be removed so rainwater flows out of the swale and down toward Ladue Road. The remaining hillside, now almost exclusively dirt and tree stumps, needs to be planted with natives, etc. to minimize erosion.
 - b. The Crowder bid to excavate the swale to the crest of the hill \$1,485.00, to cut and leave one tree \$1,250.00 and cut and leave a second tree \$1,500.00 was approved by the Board and the work was completed September 12.
 - c. The Terrill bid to repair the hillside, including applying wattles \$3,000.00 has been approved by the Board and will commence when the weather cools.
 - d. Total project cost \$20,285.00.
 - e. Mary to inquire about homeowner's drain tile directed to discharge at property line to common ground – potential source of erosion issues.
- 6.) 14066 Boxford Court – the Board needs to spot the location of one dead tree.
 - 7.) 14046 Boxford Court – the homeowner has reported two dead trees across from his property. The Board needs to review this request.
 - 8.) 188 Saylesville – the homeowner reported that the creek in the common ground is clogged. Mary will ask Terrill to remove the obstruction.
 - 9.) 14581 Ladue Road – a small tree from the common ground is resting on the owner's fence. Terrill removed the tree on September 18 and the charge will be applied to the monthly bill.
 - 10.) 14211 & 14217 Parliament – a dead tree limb in common ground reported to be hanging over a fence was not found. This matter is closed.

Next Meeting

Tuesday October 15, 2024 at 7 p.m. at City Hall.