



Springfield Hills POA

PO Box 1033

Holland, OH 43528

Website: springfieldhillshoa.com

Facebook: Springfield Property Owners Association

Email: springfieldhills@gmail.com

1/25/2021

Dear Neighbors,

Due to COVID-19 situation an annual in-person meeting was not held in order to keep all neighbors safe. Here are some updates we did want to share with you:

- 1) 2020 Financials and 2021 Budget will be posted to our association website as of 1/31/2021. If you prefer a paper copy please send your request, via email, to: springfieldhills@gmail.com
- 2) Thanks to all of our neighbors who caught up their annual dues accounts. We have enclosed the 2021 invoice with this letter and those have a due date of 2/28/2021. If you did not pay your dues in 2020 we included that in your invoice balance and ask that you resolve the outstanding balance immediately
- 3) We have been asked what the annual dues are used for so here is a list (by no means all-inclusive depending on what needs to be done in the year)
 - Mowing, weed maintenance and upkeep of common areas (front areas for neighborhood, retention pond area, cul-de-sacs, etc.)
 - Toledo Edison (for light in front of the subdivision)
 - Taxes (for retention pond area in the back of the subdivision)
 - Capital Improvements (Signs for common areas, cleaning out of retention pond, revamp of landscape, review of additional sign on Clark St., retention pond improvements)
 - Legal fees (in the event a homeowner is late on dues, association bylaw violations that require escalations, etc.)
 - Insurance (should anyone be hurt on our common areas or lawsuits attempted)
 - Postage and PO Box Rentals (for mailings to homeowners and ability to receive paid invoices and bills for payment)
 - Website updates/maintenance
- 4) Reminders – As a courtesy to our fellow neighbors please be advised of the following:
 - Yard debris should not be piled along fence lines or harbored behind sheds. Please dispose of any yard debris properly
 - If you need to add a shed, please remember that the neighborhood approved sheds need to be used and your application needs to be submitted to the trustees PRIOR to placing a new (approved) shed on your property. The approved sheds, form, and information are located on our website
 - No campers, trailers, boats are to be stored anywhere on your lots (this includes the street). If they don't fit in the garage they need to be stored offsite
 - If your fencing is falling down or needs new rails, please replace the rotted rails or consider removing the fence all together. Please remember that only split rail fencing (3 rails high) is permitted
- 5) We are always looking for ways to improve our neighborhood so if you have suggestions please feel free to email them to us or place a post on our Facebook page.

Thank you!

Springfield Hills Property Owners Association Trustees