



The WOODS Watch

2007 Annual Meeting Edition

HOMEOWNERS ASSOCIATION • PO Box 361082 • Strongsville OH 44136-0019 • (216) 556-0722 ~ www.WoodsOfStrongsville.com

Summary of Monthly Board Meeting and Other Neighborhood Happenings Annual Meeting 2007
This summary of topics discussed and other news, prepared by Tom Newbould, President.

BOARD OF TRUSTEES

President	Tom Newbould	Architectural Review & Renting	Mike Galloway
Vice Pres & Special Projects	Joe Bush	Landscaping & Maintenance	Lou D'Alanzo
Secretary	Pat Pell	At Large and Block Reps	David Pell
Treasurer	John Jurcago		

Email addresses @ www.WoodsOfStrongsville.com ~ Contact any Trustee with your questions and concerns.

Annual Meeting Held on February 22nd

A total of 22 neighbors attended the Annual Meeting on February 22nd. The total number of neighbors represented in person or through proxy was exactly the minimum needed to hold a meeting. If we would have had one less proxy returned, it would have cost the neighborhood about \$500 to reschedule the meeting. It cannot be stressed enough, please plan on attending the meeting, or returning your proxy.

Sexual Predator C & R and New Wording on Dumping PASSED

Attached to this newsletter are the two Covenant and Restriction changes that passed by a vote of 138 to 0. Please add the attached page to your C & R booklet. We will be producing a new book for all residents later this year. If you have any questions about C & R's - you can find the entire document on the Woods Web Site www.woodsstrongsville.com. These two changes will be attached to everyone's property deed at the Cuyahoga County Records office.

Mayor Persiak and Councilman Gallagher Report about the City

Mayor Persiak and Councilman Gallagher spoke at the annual meeting for about 30 minutes discussing the latest City happenings and answering a number of questions from our neighbors. Here is a summary of what we heard:

- The city finances are looking much better. The city ended with a balance of \$6MM - but to keep our great bond rating, we need to grow that to \$8MM.
- The Mayor personally worked with the Heinen family to fill the large space vacated by the Topps closing.
- The city cannot handle any more retail. The city has been working with developers on other types businesses.
- Over the last 4 years, the south end of the city along Pearl has been cleaned up greatly- and they are continuing to work on it.
- The cinema at South Park will be a challenge to manage. - The new theatres are scheduled to open in early May. The city coffers will only see about \$86,000 per year in additional revenue, and the Mayor believes it will cost all more for the city provide Police and Fire protection.
- The city will begin taking architectural bids for the police station. - The plan is to renovate the existing Police station, and adding a new jail *without* asking for another levy. The old fire house may become part of the new police complex
- In the event of a disaster the Recreation Center is the Disaster Recover center; a new generator has been purchased.
- Lunn Rd - along with the eastern end of Drake will be resurfaced during 2007.
- The Mayor was asked about a city outdoor pool. He is interested in building more than just an outdoor pool; he would like to see a pool and Water Park. Currently, there is not a good, central location to build it. The city is examining options.
- Although Pearl road will not be widen this year, it will need to be resurfaced. The city would prefer not to have this expense this year, but it is necessary. The work will be completed during the summer months. The city continues to work with the County and State and is slowly working on getting the plans to widen Pearl Rd. in place. Both gentlemen were optimistic that plan would be in place shortly to announce a timetable for the widening project.
- The new Ward 4 Fire Station on Prospect should open in October, 2007. The land was donated by the Catan family and the station was built without asking the residents for a tax increase. The city saved a little bit each year (for the last 7 years) to pay for the new Headquarters - SWAT team and Hazmat station.
- A few residents expressed concern about the speed of cars through the neighborhood. The Mayor promised to address the issue with Police Chief Goss. (so watch your speed, I think we will be seeing a bit more police activity in the neighborhood.)
- The city has not seen any development plans for property south of the Woods of Strongsville. This includes the property at our entrance - all the way up the hill to Boston Road. Many of the parcels are for sale.

Board of Trustees Election – No Changes

Four Board Seats were up for election – and only four folks at the meeting were willing to toss their name in hat to run. Tom, Lou, John and Joe were all re-elected to Board. The offices were agreed to and the line is as follows:

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Committee Reports

Block Watch Overview – Joe Bush and Dave Pell

- Joe reviewed the process that led to the Block Watch Program.
- A Strongsville Detective helped organize the group and met with us for three of our meetings.
- The Block Watch group will share any criminal activities with the neighbors and offer tips each month via the Woods Watch.
- The group is still seeking volunteers to help cover all areas of the neighborhood. (contact Joe Bush if willing)
- The next meeting, which everyone is invited to is March 19th at 8:00 at Beef O'Brady's.

Treasurer's Report – John Jurcago

- The finances are in great shape.
- Dues were raised \$5.00 last year.
- Behind Landscaping, the largest expense last year was the replacements of street signs.
- The lights were repaired at the front entrance and are now working
- The new landscaping contract was signed and the neighborhood experienced a slight increase in costs.

Landscaping – Lou D'Alanzo

- We have partnered with Woodside Crossing for the landscaping contract. Southwest landscaping will now be providing service for both Associations, so we should experience improved service and we are all excited about the new partnership.
- Questions were asked if there were plans to improve the entrance fences. Lou explained that the Woods does not own the fence on either side of the street. The assisted living folks own the fence on the north side and a developer owns the fence on the south side. The Board will contact both owners and try to see what they are willing to do.

Recreation – Joe Bush

- The Soccer/Baseball field was reseeded last fall.
- The play ground will be re-mulched and some equipment needs to be repaired/replaced – and will happen this Spring.
- The Tennis/Basketball courts are in good shape. The Board is going to investigate different methods for locking up the courts – and restrict play to Woods Residents only and the hours that are allowed. Concerns were raised by neighbors about who are using the courts and how late into the night the courts are being used.

Architectural Review - Election Committee - Mike Galloway

- Mike reviewed the architectural changes that were made over the past year. (remember – all external projects have to be approved by the Board)
- Mike thanked everyone for being here and thanked those that worked on the Election Committee.
- He encouraged everyone to encourage their neighbors to return their proxies and participate in next year's Annual Meeting.

New Business – Tom Newbould

- This year is the Woods 15th anniversary. We are looking for volunteers to help organize a celebration.
- We will begin a 3 year plan to replace all of the Ash Trees that are lining Ellsworth (from Pearl to the Playground). The Ash Beetle is now in Cuyahoga County and experts from around the world have not been able to find a solution to control these tree eating insects. Nearly 10% of all trees in Ohio are Ash, and our City Arborist is recommending that we be proactive and start replacing them. The City will split the cost of trees and pay to remove the Ash and plant the new tree. We are the first neighborhood to approach the city, so we are going to be in the front end of the program.
- The issue of Home Maintenance was raised from the floor. The Board will look at our options to help keep our neighborhood looking good and property values increasing.
- The Robert James Home on Martins Lane is finally back in the Court system. A hearing was scheduled for March 1st. If you are interested in the progress – you can go to the county web site and look up case # cv 05 577519.

**If you are new to the Woods of Strongsville, please give us a call at 216-556-0722
We want to welcome you and deliver a *Members Directory* and a *Members Guide*.**

Next Regular Board Meeting – Monday – March 19th – Beef O'Brady's – 8:30pm