

Spring 2024

Drake Hill Spring Newsletter



A Note from the Board...

Hello Drake Hill residents! A special thanks to those of you who attended our Annual meeting in January. If you are not up to date on your HOA dues, please get your payment in ASAP to avoid going to the attorney for collection. These fees help fund our annual budget and help us take care of our community.

We want to be proud of our neighborhood! Please maintain your property, keep debris cleared, as well as personal items not related to décor, etc. Please take time to walk around your home and assess its condition. Here are a few common items that always need regular maintenance:

- ◆ rotted boards
- ◆ painting
- ◆ siding repairs and/or cleaned of mildew
- ◆ deck improvements
- ◆ fences intact without leaning

Our homes are our most valued item we own. The better we take care of this community, the more our homes are worth. Together, we can be proud of our hard work toward a wonderful neighborhood we can all speak highly of.

Thank you for your help in joining us to keep our neighborhood clean and well maintained.

HOA Board Members

Bob Clements, President—317-339-7912

Doug Britt, Treasurer—317-753-6374

Shelley Weselo, Secretary—317-979-2561

Contact information for board members can be found on our website at www.drakehill.com along with the community documents and ACC forms

Crestwood Property Management - If at

any time you need to speak with the property manager, please feel free to call Susan Nichols at 317-241-5933 or you may contact Susan by email at:

[snichols@](mailto:snichols@crestwoodmgmt.com)

crestwoodmgmt.com

Miscellaneous Reminders



2023 collection of dues = \$29,340.13.

Uncollected as of 1/31/24 = \$19,525.17.

The Board of Directors just added \$10,000 to the reserves account in February.



Exterior lighting should be in good working order and used at night.

Keeping our yards and driveways lit up at night is a deterrent to crime.

A working yard light is required in our covenants.



Trailers parked in the community is not only a community violation, it is a city ordinance. No trailers or commercial vehicles are permitted to be parked in the community.



Please have the mold power washed off your house this Spring. There are many for-hire companies that do this if you are not able to.

There are many homes in the community that currently need to be cleaned.



A friendly reminder that Christmas is over:) Time to put those decorations away!



Mailboxes should be purchased from Estes Designs at estesmailbox.com or by calling 317-899-5556. I think we can all agree that having the same mailboxes looks best for the community.



With the arrival of warmer weather there will be more kids playing outside. Please SLOW DOWN and obey all stop signs.



It's time to start thinking about sprucing up those yards and making our community look great! Please remember this summer to keep your grass mowed and weeds pulled.

Drake Hill Homeowners Meeting Minutes

January 10, 2024

6:00 p.m.

The new President, Bob Clements, opened the meeting by introducing the other Board members, Shelley Weselo (secretary) and Doug Britt (treasurer). Bob was elected to the Board by the Board in September upon notification that Carla Phillips was selling her house and moving out of the community.

Susan talked about the financials. We fell just a little short on the budget this past year. Our biggest expense was tree removal. Dues will not be increased for next year. We collected some late fees and money from the Clark lawsuit along with mailbox reimbursements from new homeowners. The homeowners present agreed to move \$10,000 into savings. This would give us almost a full year's budget of reserves in our savings account.

When closing on a house, a new mailbox is ordered for that address. 2458 Manita paid for a mailbox, but it was never replaced. They replaced it and then someone hit it. Susan will check into why a new one was not put up when they moved in.

Officer Cooper is having the city put a "curve ahead" sign up near his home on Trumpeter since they will not do a speed study for humps. Hopefully, this will help with the awareness of the curve so people are less likely to run into his property. The board has also agreed to make sure that area on Trumpeter/Manita is well salted before cold weather and storms occur.

Muskrats in the pond area – Bob bought a couple of traps and set them up, but then there was a freeze. Won't be able to catch them until Spring now.

Officer Cooper encouraged people to call the Mayor's Action Line for potholes. The phone number is 317-327-4622. He was recently successful in having the potholes at Ringed Neck and Trumpeter filled. Thank you!

Talked about the bridge and the electrical panel for the fountain in the pond. It also supplies the electrical for the corner light. Susan to contact the city to see if a solar light can be put in and maintained by the city. Susan also wants to have the electric bill put back in our HOA name instead of hers. It has been in her name for about ten years because at one point (during the embezzlement years) our bill was not being paid so she had to have it put in her company name.

There are several homes in the community that need to be power washed this Spring. It was suggested to use Wet and Forget as it works well and helps prevent regrowth. Bob had some suggestions of what not to do, such as not spraying water into the vents under the soffits. Also, if paint is spayed off, the wood will begin to rot. Bob has noticed a couple of houses that have rotting trim that needs to be repaired. For homes that do not comply and clean their houses, a letter will be sent. Also, a working yard lamp must be maintained in all front yards.

Open Discussion: Mowing of common areas. Grass is being blown back into homeowner's yards. Clippings on the pond too. Susan will have them do two full passes blowing it away from the ponds.

Walking trail. Supposed to start working on it this Spring. They have hired Susan to replant the grass on both sides of the trail. They are going to try to have the trail run in between the mounds as much as possible.

There was a conversation about how thieves have been going through mailboxes looking for checks. Sunningdale has had this problem as well. Please make sure you report all thefts or when you know your cars have been gone through. Please make sure you lock your cars to prevent theft.

The Board will contact Yvonne McCann to see if she is interested in restarting the website and keep docs on there as well as ACC forms. She did a great job of running this previously.

No soliciting allowed. Marion County has a No-Knock List. Must reregister every January. The no soliciting sign is missing off the 21st street entrance. Susan will make sure it is replaced.

Unused wetlands near pond on Manita/Ringed Neck. Homeowner (Arnold) at 2459 Ringed Neck drive would like to purchase it. Susan to look it up on an aerial map.

Susan stated paying HOA dues electronically is an option, but there is a fee of \$25. Please mail your checks or pay online through your bank account to avoid extra fees. The link for electronic payment is www.crestwoodmgmt.com.

There were no further questions and Bob closed the meeting.

DRAKE HILL NEIGHBORHOOD CRIME WATCH

We still need block captains! If you can volunteer for your block or any block, please contact Diane Searcy, Drake Hill Crime Watch Coordinator, at 317-626-6530 or email her at srdjsearcy@aol.com.

Block captains are needed for the three homes on Canvasback Court plus Turnstone Court, the 2200-2300 blocks of Ring Necked Drive, Trumpeter Drive, Woodbluff Court and Longspur Court. Diane is presently serving as Block Captain for the 2200-2300 blocks of Ring Necked Drive and Longspur Court. If someone would, please volunteer as she would like to be relieved of those duties. Being Coordinator and Block Captain is a little much.

To be a Block Captain, you need only to contact the residents who live in your assigned area if we do not have an email address or telephone number for them. In case of an emergency, all residents with email will be notified by Diane while the block captains will contact the residents individually who do not have computers. This should take a minimum amount of time.

The following residents are block captains as of 2020 (old list but think is still good):

Gargany Court and Drive – Shelley Weselo – sweselo@sbcglobal.net 317-979-2561

Manita Drive - John Stewart - stewart1502sbcglobal.net 317-271-6182

Ring Necked Drive (2400 block) - Joshua Laskowski - j.laskowski.76@gmail.com
317-370-2277

Timberbluff Court - Jackie Miller/Marcia Phillips - pmarcia275@aol.com 317-328-8477

Our IMPD liaison is David Waterman. His email address is davidwaterman@indy.gov and his telephone number is 317-327-6606. We should have two meetings for the residents per year to maintain our neighbor watch status. The COVID pandemic got us away from that.