



www.maplewoodcommunity.org
maplewood.community@yahoo.com

MCA Officers (Elected by the Board of Directors)

Bylaws Position

President
VP Administration
VP of Membership
VP of Publicity
VP of Social
Secretary
Treasurer

Board Elected

Larry Keeling
Paul Cordray
Carmen Langston
Volunteer Needed
Volunteer Needed
Mike Barrett
Joan White

MCA Board of Directors Self-Nominations @ October

General Meeting

Bylaws Position

At Large
At Large
At Large

Member Elected

Arlin Filler
Larry Keeling
Volunteer Needed

Beaverbrook
Birchdale (Gardens)
Birchdale (Park)
Brooklawn & Woodcrest
Clovercrest
Fernbank
Glenview Dr & Glenview Ct
Kenfield & Lawnwood
Kirkdale
Maplecrest
Midfield
Oakleaf
Sandhurst
Springwood
Sunland
Trier
Wedgewood

Carmen Langston
Joan White
Volunteer Needed
Volunteer Needed
Helen Gochenour
Cindy Smith & Jim Brown
Roger & Rita Poitras
Volunteer Needed
Earl & Dee Welty
Joe Rich
Mike & Marie Barrett
Volunteer Needed
Volunteer Needed
Maryanne Rich
Ryan & Gina Jackson
Joe Rich
Paul Cordray

Architectural Control Committee

Covenant Position

Member Elected

Mike Barrett
Paul Cordray
Rick Jennings



Volunteers
The HEART Of The
COMMUNITY



See Newsletter for contact information.

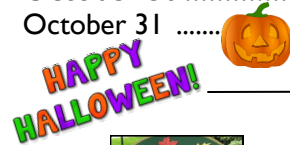
Fall / Winter 2015 Newsletter



MAPLEWOOD
COMMUNITY ASSOCIATION



- August 31Board Meeting
- September 4-18.....Amazing Race registration Mon-Fri 9a-4:30p
- September 11-12 Association Fall Garage Sales**
- September 19-20Johnny Appleseed Festival
- October 1 Dues Invoice enclosed w/newsletter**
- October 3Tire Amnesty Day 9a-noon
- October 3Amazing Race 9a-3p
- October 5.....Officers Meeting **October 12 Association General Meeting**
- October 26Board Meeting @ FBC 7p w/Officer elections
- October 30 Dues Invoice payable per Covenants**
- October 31Pumpkin Contest noon



Fall General Meeting
Monday, October 12th 7:00 P.M.
Faith Baptist Church Meeting Room



Per our bylaws a quorum is 1/10 of membership to conduct business; collectively 42 homes must be presented. No proxies issued for this meeting.
The meeting will cover officer reports, special guest presentations, open Q&A forum as needed regarding the ACC forms, covenants and contractor snow removal. Open the floor to new business and member concerns.

Member Action Items: Board of Directors self nomination night; all elected Board of Directors will meet October 26th for organization and officer elections.

Help your neighborhood association.

If you are willing, decide what your strengths are and what contribution you would like to make – then take the lead and do it. If leadership isn't your desire, at least make sure someone in your household attends the association meetings. You'll be kept better informed of the issues facing our neighborhood, how you can help and, perhaps more importantly, you'll have the chance to shape, guide, and participate in the future of





to the neighborhood!

Wow! 15 new residents already this year; make an effort to introduce yourself and welcome them. Thank you for making your investment here and we can't think of a better place to raise a family. Our bylaws and covenants are accessible directly



Association Fall Garage Sale September 11th - 12th

We'll advertise in the Fort Wayne Newspaper with entrance signage. Place your own free ad on Craigslist to increase your sales with clothing sizes, pictures and other merchandise. Spring sales in NE Fort Wayne are the most popular and well attended but you can still clean out the garage before winter...

Our association does not have what is commonly referred to as a park strip. Leaves can be raked to the curb but not into the street or bag them. The city's leaf collection schedule will be distributed in the utility bill.



Pumpkin Contest October 31st noon-2pm

Members and their relatives 15 years old and younger

Bring a decorated pumpkin to Birchdale Drive starting at 11:30am; they will be displayed for judging with a provided treat bag.

ALL MEMBERS are asked bring a couple treats and stop by to vote for their favorite pumpkins by depositing a treat in its bag.



Pumpkin Contest/Amazing Race Questions 485-9182

Amazing Race October 3rd 9am-3pm Community Center, 233 W Main St.

This is a Fort Wayne Parks & Recreation Department event. MCA will sponsor your team's registration on a sliding scale based upon how many team members live in the association. Members 16+ years and their team consisting of 2 women & 2 men (1 person must be over 18) compete for prizes by solving clues and performing challenges across the city. Teams can be neighbors, classmates, relatives, etc... Registration is Sept. 4th-18th, 9am - 4:30pm Mon-Fri or call 427-6467. Space is limited to 30 teams and you're responsible for own transportation. The race ends with a victory party; all participants must wear the provided T-shirt during the event. Fee without sponsorship is \$80/team.

Architectural Control Committee

Activity Report Sept'14-Jul'15

Driveway replacements - 2 Windows & siding - 1
Fence improvements - 4 Roof replacement - 1



Utilizing the ACC form found on the website enables you to more effectively communicate changes or grievances in a standardized manner. Completing the first page of the ACC form will speed up the response time and it creates the paper trail to protect all parties.

Did you know it's a covenant violation for failing to get prior approval...?

Budget / Dues Assessment Oct'15 - Sept'16

Repair & Maintenance:		
Snow	5,140	winter 2015 – spring 2016
Entrances	1,600	
Social Events/Misc.	1,068	dependent on R&M costs
Insurance	577	
Legal	2,500	
Newsletter /		
Dues Collection	1,010	
Capital Investments:		
Entrance Signage	0	
Total Budget	11,895	



Annual Dues Assessment: 417 homes in the Association

Maplecrest 18 homes @ \$15	270
Trier 23 homes @ \$15	345
Remaining 376 homes @ \$30	<u>11,280</u>
Total Dues Assessed	11,895

In accordance to Indiana IC 32.25.5, this communication to Members establishes the budget for October 2015 – September 2016 and was used to calculate the annual dues assessment. Your annual dues assessment dated October 1, 2015 is enclosed with this newsletter and is payable by October 30, 2015. Maplewood Community Association is a 501c7 corporation.

Legal News / Stats

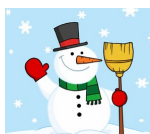
Unfortunately, the association had to begin filing liens against properties for unpaid dues assessments. This caused significant upfront legal expenses which for the most part are recouped as the liens are paid.

This summary is current through August 11th.

<u>Dues Year</u>	<u>Liens filed</u>	<u>Paid</u>	<u>Delinquent/Future Foreclosures</u>
2013	100	41	59
2014	19	4	15 plus 7 with existing legal issues



Next year, we begin discussions on foreclosing on unpaid liens that will be 3 years old. Per Indiana Code § 32-28-14-8, the statute allows for HOAs to foreclose on its liens in years 1-5. There will undoubtedly be an additional monetary investment needed for the foreclosures and the Board can only encourage members to fulfill their obligations to avoid such action.



MCA and the Fort Wayne Police Dept. would like to wish you a safe and happy holiday season! Take a few moments and visit their website for valuable Crime Prevention Information.

<http://fwpd.org/prevention/>

