

# HOA UPDATE: 1ST BOARD MEETING

On Thursday, October 28th, we held our first board meeting to go over transitional items. That included reviewing current contracts, presenting new ideas for communications, electing officers, and setting priorities.

One of the outstanding issues we needed to resolve was the contract with Associa, our management company. The contract was due on October 30th, which did not provide us with much time. While Kiahna Davis was able to secure a one-week extension, we determined there was unfortunately not enough time to interview other management companies and transfer our accounts from Associa if that was the direction we wanted to go. Therefore, moving forward, we've agreed to redirect our representative, Olga Hunt, to spend more time on procuring vendors and bids for the common area. We also plan to move violation "checks" to once per quarter, versus two times per month. One or more board members will always attend these, which will include common area evaluations. If a resident receives a violation, it will include a photo so communications will be made more clear. And speaking of communications, as mentioned, we are working on a website that will be easily accessible, and one more way to keep our neighborhood informed.



2022 DUES REMINDER:  
SOON, THE ANNUAL DUES LETTER WILL BE  
SENT OUT. NEIGHBORS CAN USE TOWNSSQ  
OR MAIL IN PAYMENTS WHICH ARE DUE 1/1/22

Welcome New Neighbors!  
Thank you for making our new neighbors feel so welcome! They will also receive a small gift basket from the neighborhood.

## UPCOMING EVENTS

**Sunday, October 31: Happy Halloween. Here come our Ridge Trick or Treaters! Kids party on Brauer Court begins at 4:30pm**

**Thursday, November 4: Happy Diwali**

**Thursday, November 25: Happy Thanksgiving! The Turkey Trot starts on Integrity Court at 8:30am. Watch for your flyer.**

**December 19-23: Light up the Ridge judging takes place for annual Christmas lights contest. Details in flyer and on future website.**

## Thank you to our sponsors for funding The Ridge Life Newsletter

If you are interested in sponsoring future issues, let us know!



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## NEWS. EVENTS. AND MORE.

2021

# the Ridge Life

NEIGHBORHOOD NEWSLETTER

FALL

## THANK YOU RIDGE NEIGHBORS AND WELCOME NEW BOARD

On October 20th, The Ridge held its annual board meeting at Harvest Church. Approximately xxx number of neighbors turned out to hear an update on the financials, 2021 budget, and to elect the 2021-2022 HOA Board. Thank you for all who attended, both in person and online. The next quarterly board meeting will be announced very soon. We are also starting a quarterly newsletter and designing a neighborhood website to increase communications.

### 2021-2022 HOA BOARD

Rick Wells, President  
Mazin Jaliwala, VP  
Bernie Sunday, VP

Kiahna Davis, Treasurer?  
Julie Cooley, Secretary

The website will provide quick access to our CCRs, monthly board minutes and recorded votes, upcoming events, and news. It will also be another place to access the architectural request forms and contacts. Look for our new website in the next 30 days. In addition to the digital format of this newsletter, thanks to two sponsors, we will be able to distribute full color, printed copies to every home.

Finally, we want to also thank Ty Martin, Kiahna Davis, Elizabeth Cano and Ritu Chokshi for their dedication serving on the Ridge HOA for the past 14 months. Transitioning from the developer to the neighborhood involved a lot of time and effort, and we are grateful for your commitment and willingness to serve.



**GOT A STORY IDEA, AN EVENT YOU WANT TO HIGHLIGHT, OR NEWS YOU WANT TO SHARE FOR THE WINTER 2021 ISSUE?**

Please send to:

julie.cooley@sbcglobal.net



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SAVING MONEY

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## RIDGE REAL ESTATE UPDATE

Recent listings and sale prices in the Ridge

14358 Arnett, Listed \$625,00 **SOLD \$685,000**

6777 Pulaski Ct., Listed \$625,000 **SOLD \$661,111**

14323 New Garden, Listed \$625,000 (Pending)



## FALL CLEANING?

If you're cleaning out your garage before winter, the Carmel Hazardous Waste disposal site is located at 901 N. Rangeline Road.

Hours:  
Tuesday—Friday: 8am-5pm  
Saturday: 9am-Noon



## TIPS TO HELP OFFSET HIGHER HEATING BILLS

With the price of natural gas surging this winter, the news is reporting that we could see our bills increase by 50% or more in Indiana. Here are some tips to help keep your costs down.

- Replace worn weather stripping and use door sweeps.
- Open shades during the day when it's sunny and close them before sunset.
- Lower your water heater temp from 140 to 120 degrees.
- Make sure your furniture is not covering any vents or ducts.
- Change your air filters.
- Be sure your windows are closed all of the way by locking them.
- Prop your oven door open AFTER you're done cooking and the oven is OFF to help warm up the house.

## Letter from Rick Wells

I'd like to begin letting everyone know how excited we are to be serving you and our amazing neighborhood. To those neighbors who have already reached out to express an interest in serving on a committee or volunteering to lead some initiatives... THANK YOU! The reason our events have been so successful all these years is because they've been led by our neighbors, and we are excited to see this continue to grow. We encourage everyone to continue to lead these great events like the "Halloween

Party, Diwali Food Drive, Turkey Trot, Christmas Lights contest, Food trucks, Easter Egg Hunt, Last Day of School Kona Ice truck, Kids Biz, and Loveliest Lawn competition. These have all been possible thanks to our very generous neighbors who have volunteered their time, resources and funding. You are the reason why The Ridge is so special. As neighbors lead more events, know that we are excited to promote them and encourage participation. There is one event that will be an HOA led initiative, and that is the 4th of July Ridge, White and Blue block party and fireworks show.

Due to the liability associated with fireworks, the HOA will need to get an insurance waiver in order to hold this event. We will get that in place within the next two months. We've penciled in Sunday, July 3rd as our tentative date next year. Again, we wish to extend a heart filled thanks to everyone for all you do to make the Ridge a great community!



## CHEERS TO FALL

### The Fallen Apple Ridge Recipe

We're told there are a lot of bourbon connoisseurs in the Ridge. Enjoy!

5oz. Apple Cider  
3oz. Your Favorite Bourbon  
1 tsp. Lemon juice  
2oz. Ginger ale



Cinnamon stick and sugar on the rim to garnish.

Got a recipe? Please share!

## Ridge Kids Rock

We have a lot of Ridge kids doing great things at school, in sports, and throughout the community. If you want to send a kudos to one of our great kiddo's — please let us know so we can highlight them in the next Ridge Life Quarterly Newsletter.

Please submit no later than December 13th, 2021.



## JUST CARTIN' AROUND

Golf carts continue to grow in popularity and are becoming a fun mode of transportation around the neighborhood. Currently, the Villages of West Clay are Brookshire North are the only neighborhoods that the City of Carmel recognizes as a golf cart communities. That means that any Ridge neighbor on a golf cart could technically be cited in violation of city ordinance. We plan to meet with city leaders and explore the process of getting the Ridge approved as a golf cart community. That way, you will never have to worry about being "pulled over" and cited when you're on a leisurely cruise through the neighborhood. We'll let you know how our initial meeting goes, and what steps would follow.

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## Future Initiatives



Save money, beautify the community, increase communications, and engage more neighbor-led initiatives!

In the coming months, we're excited to work on new and creative ways to save money, while accomplishing our goals of increasing property values, beautifying our neighborhood, and encouraging community activities. For example, we will soon review a plan to begin the process of acquiring fountains through private-funding and fundraising activities. This will involve working with Platinum Properties. Also, to save money, there will be a community spring flower planting event, along with ample opportunities to volunteer. If you are looking for community-service hours for school or work — there will be many!