**Stonecroft**

**Greetings from the HOA Board,**

**Annual HOA Board Meeting and Election –** Our annual HOA Board meeting is scheduled for September 22nd @ Kisker Library. Meeting will start at 5:00pm and will last approximately one hour. At the meeting, we will update you on minutes from the last meeting, review the current year and next year’s budget, and discuss any new business. In addition, we will be voting for the HOA Board. Jason’s term is up this year and has expressed interest in running for re-election. At this time, we’ve not heard from anyone that may be interested in serving on the HOA board. We’ll take a call for nominations at the meeting, however, if none are received Jason will be elected for another term. If you are interested in helping the board, please let us know.



**Budget -** In 2021, we had income of $46,500 and had expenses of $36,300. We were able to save over $10K towards future projects such as landscaping and tree replacement. In 2022, we are projected to have an income of $43,800 and expenses of $40,000. For 2023, we will see a 20% increase in insurance and a 5% increase in management fees to Sentry. In addition, our 2 year contract with the lawn company expires and we will be looking for a new provider which will certainly increase our costs for 2023. Given the increases, we are planning for a 5% increase of HOA dues to $315 in 2023.



**Updates -** What are those white X’s in the street? St. Charles County will begin replacing the badly broken and cracked concrete in the neighborhood. According to the highway department, the estimated start date is mid-September with a completion time of 5-6 weeks. Please be patient as you exit and enter the neighborhood as the roads may be constricted for a while.

Thankfully AT&T is done laying their fiber throughout the neighborhood and many have begun to enjoy the faster services with AT&T. If anyone is still having issues in their yard, the contact number for AT&T is 314.544.7688.

We have a new community manager with Sentry Management. If you have any concerns, Tyler can be reached at the number below.

Thanks to our neighbor Tom Fernandez for putting on another great 4th of July fireworks display this year and those that helped organize and clean-up afterwards. As this is not a neighborhood sponsored event, please remember you can help by showing your appreciation directly to Tom.

Mark your calendars, the next neighborhood garage sale is on September 17th...thanks to Norm Meade for sponsoring.

We look forward to seeing you at the meeting and please send us a note with any comments. We can be contacted via the website using the contacts page or send an email to the address below. Also, join the subdivision Facebook site to see what’s happening with your neighbors.

**Sincerely,**

**HOA Board**

**Neighborhood Website and Contact –**

**Website –** [**www.StonecroftSubdivision.com**](http://www.stonecroftsubdivision.com) **- Community information and contact the HOA Board**

**Email -** **stonecroftsubdivision@gmail.com** **- Send an email directly to the HOA Board**

**Facebook – Stonecroft Subdivision - Be the first to know what’s happening and connect with your neighbors. Sentry Management –Tyler Mazdra, Community Association Manager 636-970-1887 (ext 57608)**