

The Prospector



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President's Address – Scott Mattingly

Can you believe it's April already? The pool opens next month and it will soon be time to activate your fob's. Building painting and deck replacements have started. We have a lot going on this year; more details will come later. One of the first things is that we are installing a speed

hump on Observatory Hill Ct to deal with speeding in the community. If this test is successful, you may see more installed on other problem streets.

Prospect Point turns 50 this year; if you are an original, newbie, or somewhere in between - help us celebrate this incredible

milestone. It's so easy to complain about what is or goes wrong; it's important to embrace what you have and celebrate the good.

Going forward, the website and Prospector will be updated each month to keep everyone updated.

Scott

Happy Birthday Prospect Point



In the 1970s, the Drees Company envisioned a new type of community for Northern Kentucky. In 1974, Prospect Point, a Planned Unit Development,

was born. Prospect Point has 365 units across 78 buildings and was nestled on 118 acres in Kenton County. It later became part of the City of Villa Hills.

You will not find another community with the green space that we have. Have we had ups and downs over the years? Absolutely. Prospect Point is a great place to live; look at how

long people have lived here. Let's celebrate this milestone and what we have.



To plan for our 50th Birthday, we are looking for homeowners and residents to help put together the celebration. Bring your ideas, and let's make this happen. We're looking for information from the beginning and early years, as well as Drees materials, stories, and photos from over the years. Look for a notice about the first planning meeting.

Send your ideas, and to signup, email

50th@prospectpointhoa.com

Upcoming Events

Pool Opening

May 25th

Wine Tasting

tbd

Prospect Point 50th

tbd



Board Meeting Highlights

March Board Meeting March 25, 2024

School Traffic

The Kenton County School District is working to alleviate the afternoon traffic backup on Amsterdam Road. The goal is to move traffic from Amsterdam to Radio Road this August for the new school year.

Speed Humps

Due to continued speeding issues in the community, the Board approved a test installation of a speed

hump on Observatory Hill Ct. The speed hump is 18' wide, 36" long, and 2.25" tall. If this reduces the speed issue, other speed humps could be installed on streets with speeding problems. L&M assures us that there will not be a problem with the snow removal.

Garbage cans

Garbage cans are being left out in view. We will resume picking up cans that are improperly stored.

The cost to retrieve the cans is \$14 per can, which must be paid online before the can is returned. Details of the trash can policy are on the website.

Dogs running loose

There has been an increase in dogs running loose in the community.

Water Lines

A reminder that water lines from the meter into the units are the homeowner's responsibility.



Trash Cans Left Out



There has been an increase in the number of cans left out in view outside of the trash pickup times.

Trash cans MUST be stored out of sight except for pickup day. Okay storage places for your cans are in the garage, behind the unit or behind the privacy

wall if you don't have a garage. Unacceptable locations include in front of the garage, next to the garage, by the front door or next to the building.

***** Trash cans left outside in full view beyond the permissible times, will be removed from the residence *****

The cost to return trash cans is \$14.00 per can. After the charge has been paid, the cans will be returned to the residence.

The charge must be paid on-line on Prospect Point's website.

The full policy can be found on the website.

Good neighbors ALWAYS pickup after their best friends.



Please put your toys away when done playing.



Remember to use your leash for your dogs safety as well as your neighbors.

GOOD Neighbor AWARD

Dumpster Etiquette 101



Rules:

1. All of your crap **MUST** go in the dumpster. **NOT** in front of, **NOT** next to, **NOT** hanging out.
2. Check before hauling trash up there. If it doesn't fit, wait until it's emptied.
3. Close the lid.

Remember:

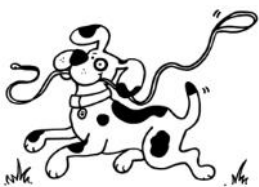
- The dumpster is provided for use by the **residents** for when they have "extra" waste.
- Contractors must remove and dispose of all materials.
- You will be invoiced for cleanup.

Note:

- ✗ Approx cost for cleanup \$100.
- ✗ Dumpsters can't be emptied until accessible by the truck.
- ✗ Cuts the number of pickups.
- ✗ "dumped trash" must then be put into the dumpsters.

Dogs Running Loose

While our four legged family members like to run and need to run for exercise and to burn off excess energy, running loose in the community is not the place. Running free should be in an en-



closed area such as a dog park.

There is an increase in residents leaving their dogs run loose in the community. This is bad for everyone; neighbors, anyone driving and the dogs. On more than one instance a driver has been forced to hit their brakes to avoid hitting a dog that ran out in front of a car.

There are city and county ordinances prohibiting dogs being off leash. Your dear pet could be picked up by animal control, no one wants that to happen.

If your dog is running loose, then you are also not picking up after them, that's disgusting. If your dog is found running loose, you are subject to a poop pickup charge.

Clubhouse Rentals

After keeping the Clubhouse Rental fee at \$100 for as long as we can remember, the fee is now \$150 plus the \$200 security

deposit. The goal has always been to keep the cost low for homeowners to use the space for parties and just cover the

expense of the clubhouse.

See the website for rental details.

Boxwood Warning

If the December 2022 freeze wasn't bad enough to kill most of the boxwoods last year, there is now another attack, the Box tree moth. The Ohio Department of

Agriculture has scheduled a quarantine beginning April 11. Hamilton and Clermont counties are included in the quarantine. Details on our website.



Prospect Point Management

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Fax:

(859) 655-2613

rentzmanagement.com

We're on the Web!

See us at:

prospectpointhoa.com

Email List Sign-up

Please join our email list. Sending emails will allow better and faster communications. Your email will ONLY be used by the association to send you information. This information includes notices, meeting


reminders, the Prospector newsletter and other information for our homeowners and residents. We will never sell your email address to any third party. Sign up on our website www.prospectpointhoa.com

Prospect Point Email Signup

E-mail

First Name

Last Name



PROSPECT POINT

Trash cans are only to be out in view on the day of collection, they may be placed out at dusk on the prior day. Outside of that timeframe, trash cans must be put out of sight by storing them in garages, behind the parking wall, or around the back of the unit.

****Trash cans left outside in view beyond the permissible timeframe, will be removed from the residence.****

Dog feces are common carriers of:

- Heartworms**
- Whipworms**
- Hookworms**
- Roundworms**
- Tapeworms**
- Parvovirus**
- Giardia**
- Salmonella**
- E. coli**

Monthly Meetings



All regularly scheduled meetings are held at the clubhouse unless noted otherwise. Meetings are open to all owners and residents.

Board Meeting

Meets on the 4th Monday at 7:00 p.m.

Contacts: any board member.

Landscape Committee

Meets on the Tuesday before the Board Meeting.

Contacts: Liz Hofacre/Sally Zeidler

Property Committee

Meets on the Thursday before the Board Meeting.

Contacts: Scott Mattingly/Bryan Cash

April 2024							May 2024							
Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	
	1 	2	3	4	5	6				1	2	3	4	
7	8	9	10	11	12	13	5 	6	7	8	9	10	11	
14	15	16 Landscape Meeting	17	18 Property Management Meeting	19	20	12 	13	14 Landscape Meeting	15	16 Property Management Meeting	17	18	
21	22 	23	24	25	26	27	19	20 Board Meeting	21	22	23	24	25 	
28	29	30	Notes:					26	27 	28	29	30	31	Notes: