

# The Prospector



## President's Address – Scott Mattingly

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Welcome to 2025

We have done fairly well with winter so far, between the record snow and freezing temperatures. The good news is that spring is only one month, three weeks, and three days or 55 days away – March 20th.

Hopefully, the new signs will be installed in the next month. To be clear, this pro-

ject was started over 10 years ago. The board realized that the existing signs would need replacement and are high-maintenance, so they started budgeting. That is why we have reserves: to build up money for future expenses. The cost of the new signs is \$25,640, including installation. We also looked at new wooden signs that were similar to the ex-

isting ones. That cost was \$36,844, plus installation.

I want to thank Jackie and Bob for the budget planning. While insurance did go up some, no surprise, they managed to hold the monthly amount to last year's numbers. This was a relief after the past two increases.

*Scott*

## Trash Can Policy and Action Reminder

The Prospect Point trash can policy states that cans should be put out at dusk the day before pickup and stored in the garage or behind the unit the evening of pickup. Units without a garage may store the cans behind the privacy wall.

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

Cans that have been removed may be retrieved by paying the cost to pick them up and to return them to

your address. The cost to pick up and then return a trash can is \$14.00 per can. To retrieve your trash can, contact Rentz Management at (859)581-4815.

### Proof of Insurance

For those homeowners with a mortgage or home equity line, you will likely need to provide your mortgage company with a "Certificate of Insurance". This can be obtained by contacting Joe Wolterman at Wolterman Insurance Services at:

513.245.1675

## Snow Removal Policy

### Snow-Snow-Snow

One of the most popular questions this time of year is "When do the streets get plowed and when do the driveways and sidewalks get cleared?".

Here is the scoop: We have established guidelines on when snow removal begins based on the amount of snow that has fallen. The snow measurements are

based on the reported snow fall at the airport (CVG). Many factors can affect the removal plan.

- \* what kind of snow is falling (wet vs dry)?
- \* how hard is the snow falling?
- \* what are the predictions for continued snow?



Street Cleaning: 2"



Driveway/Sidewalks: 4"

## Board Meeting Highlights

### November Meeting November 18, 2024

#### Street Signs

The board reviewed bids for 4 different street and traffic sign replacements throughout the community. After much discussion the signs matching the

new Vills Hills sign design was chosen.

They will be installed after the first of the year when the weather permits.

### December Meeting December 16, 2024

#### 2023 Budget

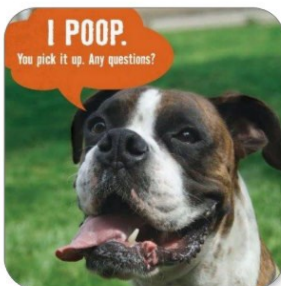
The 2025 budget was approved. There is no increase for 2025.



PARTY



## Pet Cleanup Reminder



New Year's Resolution:

***Always pickup after your pet when they are outside.***

As a reminder; you **MUST** pickup after your pets. **WHENEVER** and **WHEREVER** they go.

Snow and ice on the ground does not cancel the need to cleanup. There seems to be an increase in pet waste not being picked up right now. Please be a good pet parent & a good neighbor and pickup when

your pet does their outside business.

Several areas are extremely bad behind the units, like **REALLY** bad. Out of sight is not out of mind. There are a number of people walking behind units: neighbors, contractors, utility workers etc. **NO ONE** wants to step into anything extra left laying around.

Cleanup:

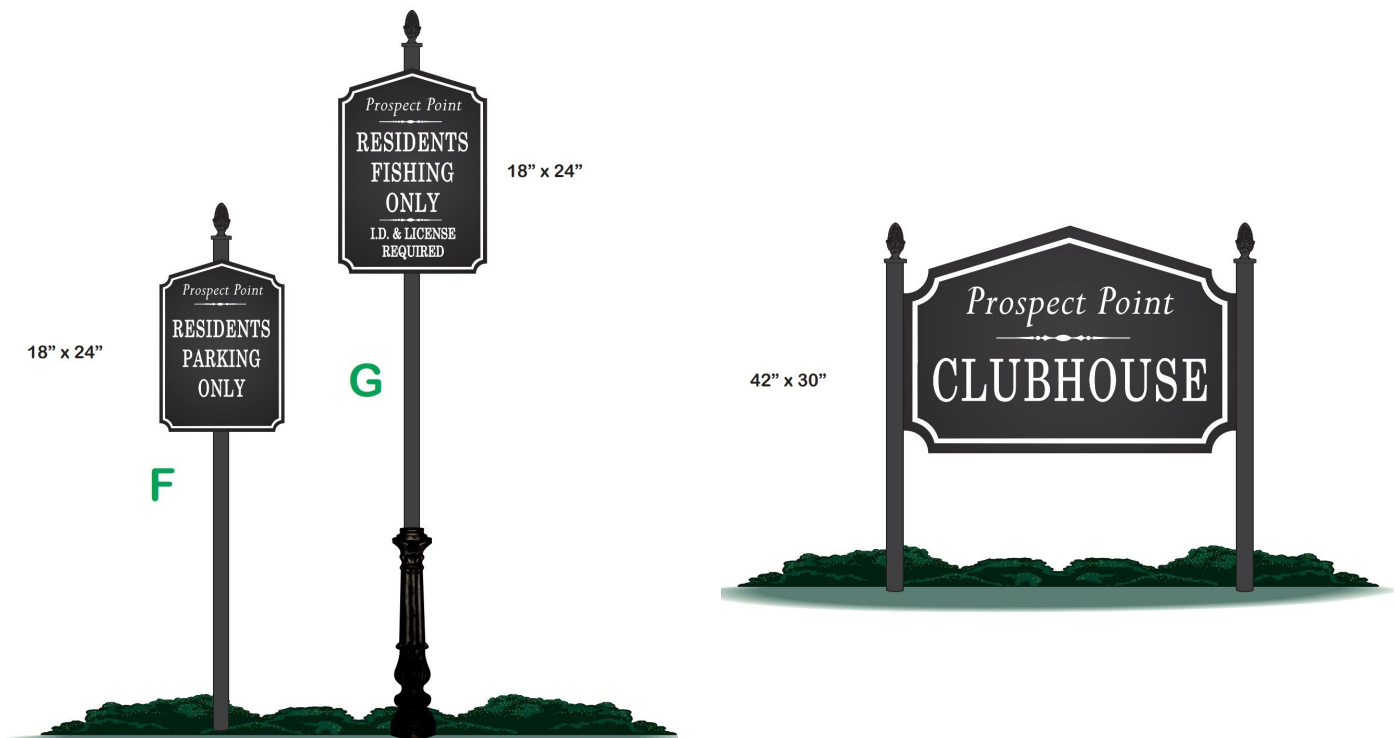
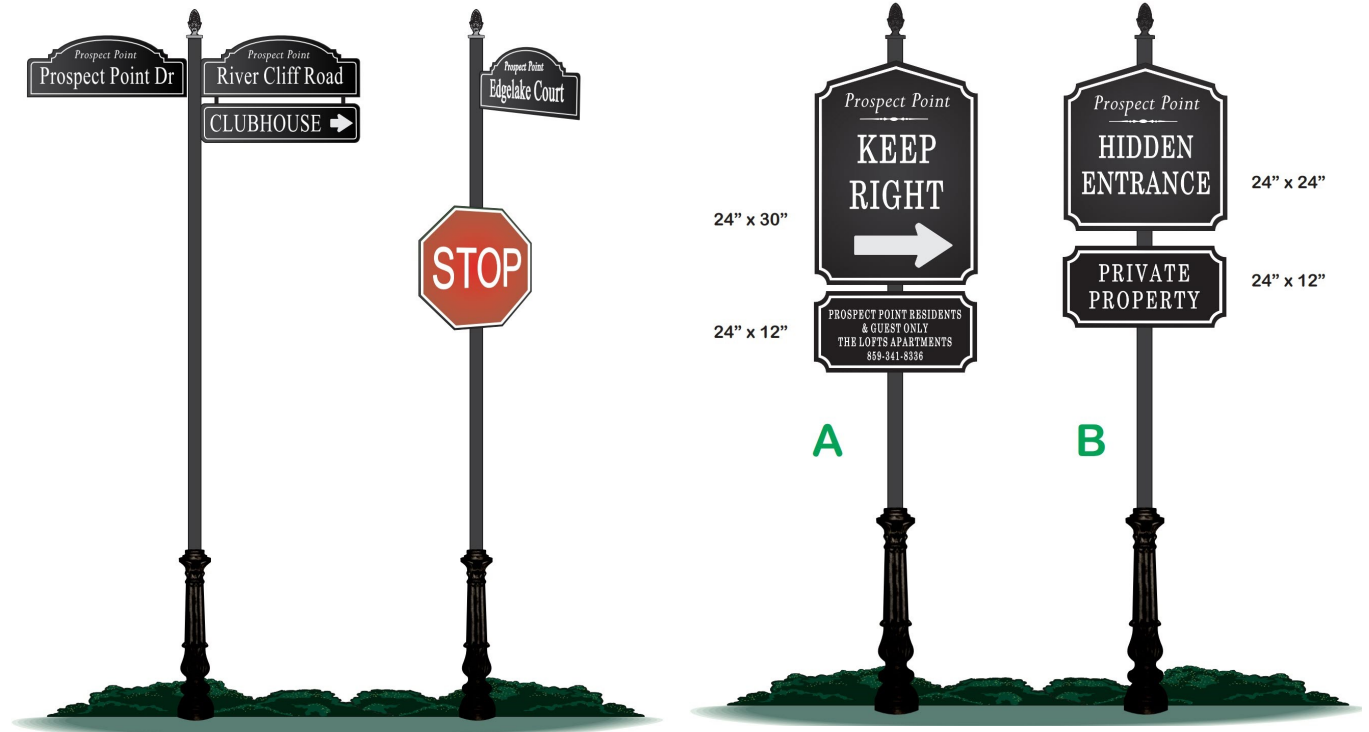
- ✓ front yard
- ✓ side yard

- ✓ back yard
- ✓ any common area
- ✓ at garbage cans
- ✓ everywhere

If the association has to have someone come and clean up, the owner will be billed for the expense. Pet cleanup is not included in the monthly assessment.

FYI: you can also hire someone to come and keep your yard clean. There actually are people that provide this service.

# New Signs



## Prospect Point Management

Rentz Management  
P.O. Box 1027  
Covington, KY 41012

Phone:

(859) 581-4815

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](http://www.prospectpointhoa.com)

### Prospect Point Email Signup

E-mail

First Name

Last Name

Subscribe



## 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 4<sup>th</sup> Monday at 7:00 p.m.

Contacts: any board member.

### Landscape Committee

Meets on the Tuesday before the Board Meeting.

Contacts: Liz Hofacre/Sally Ziedler

### Property Committee

Meets on the Thursday before the Board Meeting.

Contacts: Scott Mattingly/Bryan Cash

January 2025

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
			1 2025	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23 Property Management Meeting	24	25
26	27 Board Meeting	28	29	30	31	Notes

February 2025

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
						1
2 Happy Groundhog Day!	3	4	5	6	7	8
9 Super Bowl Party	10	11	12	13	14 Happy Valentine's Day	15
16	17 PRESIDENT'S DAY	18 Landscape Meeting	19	20 Property Management Meeting	21	22
23	24 Board Meeting	25	26	27	28	Notes