

LAW COMMITTEE MINUTES SEPTEMBER 28, 2012 MEETING

- Attendees: Richard Bardach, Ray Warren, Natalie Wolf, Stacy Lefton, Tom Muething, Scott Lahrmer, Bill Doering, Jason Phillips, J.K. Byer and Connie Hinitz.
- Motion to approve the minutes of the November 12, 2011 law committee meeting was made by Natalie Wolf, seconded by Ray Warren and was unanimously approved.

The following items were reviewed and approved concerning the property maintenance code:

- Notice to be given to property owners under section 150.59 was discussed and the method suggested by Kevin Frank was approved whereby notice of violations would be provided by both certified mail and by posting of the notice on the home.
- The committee approved by a vote of 2-1 the reduction of the grass height regulated by code section 150.79.4 from ten (10) inches to eight (8) inches. The committee also approved the modification of the aforementioned code section to include an administrative fee for violations of the section in the amount of \$50.00 or fifteen percent (15%), whichever is greater.
- The committee approved a modification of the time allowed for correction of violations of the property maintenance code. It was agreed that time allowed for correction should be at the manager's discretion, with the exception of grass cutting, which requires remedy within five (5) days from the date of notice.
- The issue of dead trees, bushes and landscaping was discussed. The committee agreed that a provision could be added to the property maintenance code at the manager's discretion, but any such provision should be tailored to remedy issues of safety.
- Storage of boats under section 154.16 should be updated to include recreational vehicles.
- Yard waste was determined to be covered under section 150.83.
- The final item discussed was a penalty provision for repeat offenders of the property maintenance code. It was agreed that the property maintenance code should be modified to provide that every resident who has received one maintenance code violation in any calendar year thereafter be charged \$150.00 per notice of offense during that calendar year.