**Landlords, please share this Newsletter with your tenents.**

**Spring Cleanup – Saturday April 21** –Join this year’s cleanup event.  Dumpsters will be provided on Saturday April 21 from 9:00 am to 2:00 pm.  The dumpsters are provided FREE of charge by the City of Omaha.  **This is a** **one-day-only event**.  The packer trucks will be located in the *Spring Ridge Elementary School, 17830 Shadow Drive parking lot*, and will be replaced as they are filled throughout the day.  *Items will not be accepted before 9:00 am or after 2:00 pm*.  Please do NOT use the dumpsters to dispose of tires, oil, paint, hazardous materials, computers, electronics, appliances, or yard waste.  (See attached flyer)

**Neighborhood Garage Sale with Banyon Hills April 27 & 28** – the neighborhood garage sale isscheduled for Friday and Saturday April 21 & 22, 8 a.m. to 3 p.m.  Ads will be posted in the Omaha World Herald, the Elkhorn Gazette and on Craigs List.  If you plan to participate, send an email to the HOA at merrifieldvillagehoa@hotmail.com We will try to set direction signs along 173 St.

**External Architectural Changes** require approval from the Board before beginning the work. Lead time of 30 days is required in case clarification or adjustments are required. Request forms are on the PJ Morgan web site under the Merrifield Village HOA. Covenants are also available at this site. FYI. Replacements must be the same color, style and quality as the current materials.

**Roofing –** An ACR must be approved for all reroofing projects. The approved roofing material is listed below

|  |  |
| --- | --- |
| **Manufacturer** | **Shingle** |
| GAF Timberline | Barkwood |
| GAF Strip Shingle | Ash Brown |
| CertainTeed | Heather Blend |
| Tamko | Rustic Slate |
| Owens Corning | Teak |

**Siding -** The board is researching a standard for vinyl siding replacement in case we get a hail storm that destroys the siding.

**Lawn care -** Fertilawn will provide lawn services in 2018. The spring schedule is to mow the west side of 173rd Street Tuesdays and the east side on Wednesday*. Do not water* the day before or the day of the scheduled mowing day. If you have *pets*, please make an effort to have your yard picked up for the mowing. This schedule is subject to weather adjustments. Spring yard cleanup will be done the third and fourth weeks of April. *Pre-emergent* is scheduled the weeks of April 10 and May 2; grub control, June 4 thru Jun 15.

**Mailboxes.** Replacement plastic mailboxes are hard to find in local stores. A white plastic mailbox has been found on line at Mayfair.com for$31.99 plus shipping. If two can order together, shipping will be free.

**Leasor.** If you are leasing your property, it is your responsibility to ensure the tenants adhere to the MV covenants.

**Ash trees**. The word from tree experts at the Home Show is that the death of the ash trees is inevitable. There are several options. 1) Do nothing for now. When the tree dies (whenever that happens), have the tree and stump removed. 2) Have the tree removed before the emerald ash borer hits hard and maybe save some removal costs. 3) Have the tree treated with chemical and extend its life. This issue could extend 5 – 15 years.

Property owners can remove a dead tree without an Architectural Change Request (ACR), but to plant a new tree will require an ACR. The tree stump must be removed also.

 A reminder that the trees were planted on the lot line by the developer. As you look at your home from the street, the tree on the left is your tree.

**Miscellaneous** homeowner costs (FYI).

-Driveway replacement has been between $3200 - $8000. If you have a driveway replaced you may want ask about having the curb ground (not cut) to avoid the bump.

-Tree removal (street access) has been $350-$600 with stump removal. Depending on the season.

-Heating/AC system replacements are between $7000 to $12,000 depending on the system grade and options. Most have replaced a heat pump with an AC unit when replacing a system. Most providers offer 3-4 levels of product. The choice can be confusing.

**Annual meeting:** Tentatively Thursday November 1, 2018

**PJ Morgan:** Kat Betts (Brookhouser) will be on leave until mid-June. When contacting PJ Morgan ask for the MV manager. The interim manager is \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Thank you.

**Merrifield Village Board of Directors**

**PJ Morgan Management Company**