



Subdivision Items

Annual Meeting: The Annual meeting will be held, Tuesday October 29, 2013, at the Kehr's Mill Elementary. The agenda includes voting for two Trustees, to a 3-year term, a budget presentation and open question time. The Budget recommendation for 2014 is the same as 2013 at \$115 per year. Candidates for Trustee are self-nominated. Please send a letter of intent to: Meadowbrook Farm / Clarkson Estates, Board of Trustees, PO Box 6781, Chesterfield, MO 63006-6781 All nominations are to be received by October 9, 2012. To better prepare prospective Trustees, we will conduct a tour of our common ground and subdivision prior to the Annual meeting. While this is not required by the indentures it is recommended for candidates.

**Chesterfield News
Commercial Vehicle
Parking**

Chesterfield recently passed a replacement Ordinance 18-107 "Parking of Certain Motor Vehicles in Residential Districts"

Prohibited vehicles:

- Construction vehicles and equipment
- Vehicles designed or modified to serve a special purpose.
- Vehicles designed for advertising or business identification
- Agricultural, lawn or landscaping vehicles
- Tractor or tractor- trailer

Exceptions:

- Government owned emergency vehicles
- Vehicles with bicycle racks, roof racks or similar mounting accessories
- Stock motor vehicles with logo or advertisement if operated by an occupant of dwelling where parked

Chesterfield will not enforce the ordinance until April 1, 2014. The subdivision has a prohibition against commercial vehicles in the indentures as well. As Chesterfield fully defines the limits of vehicles in residential area we will follow the lead of Chesterfield and follow their guidelines in addition to the RV ordinance pasted several years ago.

Chesterfield Ordinances

- **Common Ground dumping-**Chesterfield prohibits dumping yard waste on any property and on our common ground. As we clean up this spring have Allied Waste pick up your yard waste and tree trimmings. Please report any dumping you observe to Chesterfield (636-537-4000). If it is on common ground we will have to file a complaint, but we need your eyewitness statements.
- **RV Parking** RV parking (including travel trailers, motor homes, boats, jet skis and trailers used to transport RVs) is restricted within Chesterfield by ordinance, as well as by subdivision indentures.
- **Trash Containers-**Trash Containers can only be on the curb the night before and the day of service pickup. At other times all containers must be completely out of sight from the street (in a garage, behind a fence or behind the house).

Placement of garbage cans in the following pictures is NOT PERMITTED.



Trash Can is in front of the house store inside the Garage



Trash can is on the side of the home visible from the street. Move behind the house, construct a small privacy shield fence or move inside garage.

Common Ground

Landscaping: One of the largest expenses for the subdivision is maintenance of our extensive common ground areas, over 68 acres, including 19 cul-de-sacs, walking paths, large grass areas, small park areas, and wooded areas. Our work covers grass cutting, tree removal, mulching and weeding to name a few. As the common ground is constantly changing we have established some guidelines on how to deal with common occurrences.

Tree Trimming and Removal:

- 1 We do not remove live trees on common ground.
- 2 Trees that fall in wooded area of the common ground are left to decay naturally.
- 3 Trees that fall naturally are the responsibility of the owner of the property onto which the tree falls. That is, if a tree from the common ground falls onto an adjacent property, the owner of the adjacent property is responsible for removing the portion of the fallen tree located on their property. The owner is also solely responsible for any damage caused by the fallen tree to their property, such as damage to a fence or other structures
- 4 Trees that die or fall on common ground within, grass areas will be cut to allow the grass area to be cut.
- 5 Homeowners should not plant any trees on common ground without Trustee permission as this may incur future maintenance obligations for the Subdivision.

Grass Cutting:

- 1 We will only cut grass on property owned by the subdivision.
- 2 Grass area needs to reach out and touch a street with clear access to the area to be cut.
- 3 Common ground where the grass area provides a buffer between homeowners.
- 4 Grass areas should be open and accessible for the common enjoyment of all residents.
- 5 Resident usage of the grass area will be considered.

We continue to look at all areas of the subdivision. While we try to follow these guidelines each case is reviewed individually.

Please do not discard yard waste or other materials on Common Ground. If you or your children use the Common Areas Please make sure you pick up your litter. We have found numerous areas where kids have built "Fort" areas with discarded bottles and cans.

ENJOY AND USE THE COMMON GROUND. IT HELPS MAKE OUR SUBDIVISION SPECIAL.

You can view your property as well as all common ground within the subdivision via a St. Louis County website.
<http://maps.stlouisco.com/propertyview/>

Hints & Tips

Web Mail Program. Chesterfield has a new list-serve that delivers info to your email box. Go to the city website at www.chesterfield.mo.us, and then click on the "E-Notifications" link on the left side near the bottom.

Senior Discount for Trash Pickup. Allied Waste offers a service discount to residents 65 or older. Residents must mail proof of age (copy of drivers license), along with their addresses, to Allied Waste, 12976 St. Charles Rock Road, Bridgeton, MO 63044.

Chesterfield News

Eberwein Park. Eberwein Park is 18-acres while the dog park uses just 2-acres. The dog park is fenced into 2 separate areas – one for large dogs, the other for small dogs. Dogs must be registered in order to use the park. The park officially opened September, 2011.

If you cannot make it to the Chesterfield Dog Park and walk you dog within the subdivision, Please respect your neighbors by picking up and disposing of your dog's waste.

Subdivision Contacts

All communication should be by E-mail or US mail. As board members are all volunteers responses will be as soon as possible. E-mail is fastest as we check US mail only every 7 to 10 days and timing could be cause a delay in response.

Website: www.mf-ce.com containing news, meetings, Home Improvement Request forms, Issue reports etc.

Trustee E-mail: trustee@MF-CE.com Questions, find who to call, submissions for Home Improvement, or Neighborhood issues reports, etc.

Resident E-mail Distribution List: We use this email list to send important information to our residents. ***To join***, send an email message with your name, address and email address to: trustee@MF-CE.com

Board of Trustee U.S. mail. For Home improvement requests or neighborhood "Issues Report" download from the website and mail to:

Meadowbrook Farm / Clarkson Estates, Board of Trustees,
 PO Box 6781, Chesterfield, MO 63006-6781
 Or scan the report and e mail to trustee@MF-CE.com

Trustee Meetings: The upcoming meetings are: October 29, (Annual Meeting), December 19, 2013 February 27, April 24, 2014 @ Kehrs Mill Elementary All meetings start at 7:30 pm. Changes will be posted on www.mf-ce.com

Trustees:

Scott Eiler President (Oct 2014)
 2043 Meadowbrook Way Phone 636-537-3310
 Adam Hale (Oct. 2013)
 Kevin Prunty Treasurer (Oct 2013)
 Kelley Woodhead Secretary (Oct 2015)
 Kevin Pfarr (Oct 2014).