

## HOA Meeting Agenda

Monday, May 13, 2019

Attendees: Jim Westerhof, Marge Guyor, Ben Bushkuhl, Sierra Imwalle, Margaret Scheiber, Luci Fry

Welcome new Board Members

1. Vote for officers
2. Set next meeting date

New General Manager at the Club

1. Steve Bach
2. Walking the course guidelines
3. Report out on what the clubs stance will be going forward
4. Zeeb Road Entrance – proposed sign for the Polo Fields Golf and Country Club
  - a. Review their proposal and vote

Review John Dunlaps notes for changes to Garbage Service/Provider

1. What are we going to do with this information –
  - a. Information was sent to homeowners in the last newsletter
  - b. Do we let township handle additional communications?

Architecture Review Updates

1. Updates from the ARC meeting
  - a. New schedule of meeting dates for this group are?
2. ARC Audits and mailbox audits are underway (garbage can review)
  - a. How many violation letters will be sent?
  - b. When will they be sent so we know the two week window?
  - c. Next review will determine if fines are going to be levied.
3. Proposals to review
  - a. Fairway Park Court median proposal \$5,796.70. Includes replacing memorial tree next to tennis courts.
  - b. To replace the tree at the Zeeb Rd entrance, it would cost an additional \$600 if this work is done at the same time.
4. Dandelions and weeds in the common area
  - a. First weed control – fertilizer application was done 4/19. Second application will occur the 3<sup>rd</sup> or 4<sup>th</sup> week in May. Legally, applications are to be spaced 24 days apart.
  - b. Polo Fields Golf and Country Club will begin spraying their common areas in the next week but don't want to do now due to rainy weather.
5. Repairs to the grass at the Zeeb Road entrance will occur once the area dries out a little. This area was damaged by fire trucks during the recent fire

6. Liberty Rd Entrance and Burswood Court overgrowth will be cut back this spring to allow for great visibility.
7. Entrance Signs need to be repainted. PFG&CC will let us know if they will be able to complete this work.
  - a. Current estimate is \$100 for labor plus supplies
8. Gazebo request, dog pens, what stance are we taking – create an opinion letter and post for future reference (new board members)
9. Regarding the dog run that is out of compliance (not approved) what are we going to do?
10. Proposed dog run – anything more or is this tabled at this time?

#### Playground Area

1. Tennis courts
  - a. When are we going to circulate the petition for the phase E folks – need to get it signed this summer.
  - b. Goddard looked at issue with crank and will provide us with an estimate to repair it.
  - c. Both nets are installed correctly
  - d. Fence Connections was out this week and will provide us with an estimate for repairs
2. Soccer nets & Tether Ball
  - a. Homeowner Steve Burns assisted in the installation of the nets years ago and provided me with net dimensions for ordering. He has volunteered to install them
  - b. Total cost is approximately \$230.
  - c. Tether balls are approximately \$20.
3. Basketball Courts
  - a. Reached out to Tim Barnes again concerning reordering tiles. I have not heard back from him
4. Wooded area alongside the park
  - a. Homeowners are concerned that this area is becoming overgrown with a lot of poison ivy. Soccer balls and basketballs are rolling into this area.
  - b. Looking into having a service provider cut back this area
    - i. Great Outdoors provided a rough estimate of \$1,000 - \$2500 for trimming back that area. Price is dependent on how far back they will need to trim and whether or not we want the edge mulched.
    - ii. OZMAR has not provided quote yet
    - iii. Great Outdoors suggests something like a deer fence to prevent balls from rolling into this area (what are costs?)
  - c. Homeowner Community Service Day
    - i. HOA could organize a community service day to cut back this area
5. Playground Fence
  - a. Is it time to replace the fence?
  - b. Estimated to cost between \$11,000 - \$14,600 to replace both the fence that runs alongside the road and the fence around the utility tower.

- c. Things to consider: when the raised crosswalk is installed, the fence will likely need to be moved

#### Dornoch Pond Updates

1. On 4/16 Goose Busters found 4 nest and destroyed 21 eggs. The program will be completed by 5/21.
2. Second phase will begin in June with the physical removal of the geese.
3. Overall estimated costs for Goose Busters are?
4. Plantings will be ready for pick up on June 19. We need to call to confirm this as our pick up day by June 17th
5. Dornoch pond plantings – when and how will we do this as a HOA? If I understand correctly we will have to schedule a couple of different times for plantings.

#### Speed Calming

1. Raised Cross walk
  - a. Estimated cost is \$25K
  - b. Traffic calming project was already awarded and is scheduled for installation November 15. Does HOA want WCRC to ask if the contractor if they can include this project in the 2019 contract?
  - c. Do we have a set of plans, can we review?
  - d. What do we need to do with the country club to make this happen?
  - e. Will we be able to do this year or is it too late?
2. Additional Speed Limit Signs
  - a. How many should be ordered?
  - b. What do they look like?
  - c. Who will move them?
  - d. Each sign costs approximately \$310
  - e. Mobile signs cost (ctr click to view link. I will have a print out at the meeting)
    - i. Tear drop banner @\$50/sign. See example at: [https://images-na.ssl-images-amazon.com/images/I/51TLmzlinAL\\_SL1000 .jpg](https://images-na.ssl-images-amazon.com/images/I/51TLmzlinAL_SL1000.jpg)
    - ii. Alter sign @\$46/sign. See example at: [https://images-na.ssl-images-amazon.com/images/I/51PjrVDHV3L\\_SL1280 .jpg](https://images-na.ssl-images-amazon.com/images/I/51PjrVDHV3L_SL1280.jpg)

Discussion around HOA home owner that is greater than \$15,000 in arrears on HOA dues

1. Do we start proceedings to sue?
2. What would it cost us?

#### HOA Website

1. Webkey is providing estimates for additional functionality

- a. Refreshing the site to allow for a more responsive site (ability to view site on mobile devices.)
  - b. An Request for approval form that can be filled out online and allow homeowners to upload picture or files
  - c. Ability for homeowners to pay dues online
2. Website content has been updated
    - a. What is other useful information that we can add to the site?
  3. Gallery HOA asked that their homeowners be added to the directory
    - a. No additional cost if they do?

#### HOA Social Event

1. Hold a joint GalleryHOA – PFHOA event in June on the Patio
  - a. What kind of event
  - b. What are the projected costs?
  - c. Do we have budget for this?