

Minutes

August 4, 2015, Fairway Pines HOA Board Meeting

Meeting held at Canton Twp's Administration Building, Room C, 6:30 PM till 8:45 PM.

Present: Larry Siedell, President; Dennis Brining, Treasurer; John Chen, PRRMA Rep; Hadyn Notestine, Secretary.

Absent: Prashant Javkar, Architectural Review; John Visos, Trustee.

- June 23 Board Minutes - Approved.
- MAILBOXES - Board agreed to accept the offer from Pashko Serraj, dba EBGJ Painting, for \$7500 to paint and repair all mailboxes in the sub during 2015, with a \$2500 down payment to begin. Two all new boxes are needed, at 684 Pinehurst and 45443 Murifield; cost for these is to be established with Pashko. (On 9/6/15, Mike Munoz, homeowner at 45443 Murifield completed building a replacement, so Pashko needs to build only one all new unit.)
- SPRINKLER REPAIRS AND WATERING
 - Old Faithful (our sprinkler repair contractor) has completed repairs at the Highlands valve/control box and has billed us. The main gate valve at Canton Center needs replacement, and Old Faithful will coordinate work with the township.
 - Nina Shue, homeowner at 45421 Glengarry, has reported her sprinkler was damaged by the sidewalk contractor this summer. Tim Kljun, PRRMA manager, reported that PRRMA will decide how to make the repair at a future PRRMA meeting, because the sidewalk contractor has already been paid and the contract is completed.
- FINANCES
 - Homeowner of 45427 Cypress Ct is selling, wants to settle the lien on his property, and proposed a substantial reduction. The board did not accept his proposal, and Dennis will so inform the collection agency.
 - Checking and savings accounts currently total about \$116,000.
 - Dennis to send certified letters to homeowners with unpaid balance for 2015 dues that are not already being handled by the collection agency.
 - Dennis received and will complete the State of Michigan Annual Report as required for non-profit organizations.
- PRRMA Items
 - The 2015 pavement and curb repairs have been completed, but some issues remain. John Chen to gather a list of potholes that need repair.
 - Not all the sidewalks that should have been fixed were included in the 2015 plan due to an error in the PRRMA budgeting process. Now that the mistake is corrected, the 2016 sidewalk plan will include these areas.
 - Signs and Posts Replacement - On schedule and is planned to be finished in 2015.
- Dead Tree Issues
 - There is an 8" diameter evergreen stump in the berm behind 45642 Fountain View, which results in a gap in the landscape barrier blocking the view across Canton Center. There also is a 5" dead maple between the sidewalk and CC Road. Dennis to inquire if

Reliable Landscaping (who does the brush hog mowing of the rough lot on Cherry Hill) would do this work.

- Covenants and Restriction Violations
 - Tom Gamache, homeowner on Augusta, proposed a process in which he and Joe Maltese, with the board's approval, would advise homeowners when their trees and other items are not in compliance with the C&Rs. Larry to check if this is a PRRMA responsibility. Hadyn to ask Tom and Joe for a list of addresses that have been identified so far.
 - Larry recommends that Joe and Tom should be made board members so that all are covered by the HOA liability insurance.
- Wayne County Drain Letters
 - Dennis reported the HOA has gotten letters advising that property taxes will be revised slightly because of the County's modifications of the drainage districts. Considering that the HOA does not pay property tax, it is not clear why we got the letters. No immediate action is required.
- Web Site
 - The recent minutes of board meetings are not posted on the web site. Hadyn to re-send minutes to Larry for forwarding to Heston.
- Pond and Fountain
 - Notestine has discussed pond care with a couple of people, but has no specific recommendation.
 - Larry stated that we should do something this fall to clean it up.
- Annual Meeting - Discussion regarding having this fall before "snow birds" go south so they can have input into 2016 budget vs. in January after the 2015 costs are firm. Consensus is to have it in 2015.
- Next Meeting - Tentatively September 15; Hadyn to set up via email.