

**TPSHA Board Meeting
Minutes
September 14, 2016
7:00 pm – Sheldon Davis' House**

Members Present: Sheldon Davis, Laurie Foondle, John Mason, Pete Shima

Members Absent: None

A. Approve Agenda

Moved by Pete, seconded by John, to approve the agenda. Motion carried unanimously.

B. Approve Bills/Sign Checks

Check 865, \$3,050.00 – TPSHA Road Fund (road fund expense)
Check 866, \$950.00 – Lee's Outdoor Services (lawn maintenance)
Check 867, \$803.43 – Republic Services (trash removal)
Check 868, \$1,850.00 – Lee's Outdoor Services (lawn maintenance)
Check 869, \$826.94 – Republic Services (trash removal)

Moved by John, seconded by Pete, to approve the bills. Motion carried unanimously.

C. Review 2016 Budget, Financial Statements

The budget and financial statements were reviewed.

D. Approve July 2016 Meeting Minutes

Moved by John, seconded by Sheldon, to approve the minutes. Motion carried unanimously.

E. Old Business

a. Delinquent Homeowners – Status

Pete reported that there were four families who were delinquent in their dues payments, stating that he would contact them.

b. Facebook/Nextdoor Tools for Improved Communication

Sheldon said he would launch this over the weekend.

c. Textile Road Reconstruction.

Board members discussed the barricades that would be placed at the south entrance (Textile Road), noting that the closure of this entrance was planned by the County Road

Commission as part of the reconstruction project. The Board agreed that closure of the entrance was needed due to concerns expressed by residents about the large amount of cut-through traffic that was occurring, and the resultant safety issues, since the Ann Arbor-Saline Road/Textile intersection had been closed.

Pete stated that he would order a sign to install at the north entrance (Brassow Road) to alert drivers that there would be no access at Textile Road.

F. New Business

a. TPSHA Correspondence – Homeowner-related Issues

With regard to the recent resignation of Board member Nathan Senter, Sheldon said he would send an email to residents to see if someone would be willing to fill Nathan's term (expiring at the end of December 2017).

Sheldon noted that an email was sent by Gary Sweet expressing concern about the additional traffic in the neighborhood from people using Bellwether as a cut-through. Laurie said she would provide Gary with an update.

Sheldon reported that Janice Raymond asked for confirmation that decks were permitted by the Association, which was being required in order for her to obtain a building permit for the rebuild of her deck. Sheldon said he provided this confirmation.

The Board discussed an inquiry from the real estate agent for the Washbish home about whether a separate garage would be allowed. Following Board members reviewing the CCR's and determining that they required a garage to be attached to the house, the house was put under contract by a different buyer.

b. North Entrance Clearing

John provided a proposed layout and cost estimate from Lodi Farms for plantings in the cleared area, which contained some of the shrubs/perennials suggested by resident Mike Rein, a landscape architect. John reported that Lodi Farms informed him that the native grass mix could only be purchased in large quantities (half or quarter acre), but that they were checking further on this.

Discussion ensued about the layout and cost, with several questions being raised. Laurie said she would contact Mike Rein to ask about the proposed layout itself, using mulch versus pine needle, if perennials should be planted at the front half of the area in with the native grass mix, and if the fall or next spring would be best to plant the native plant mix.

Board members believed the estimate of approximately \$1,000 for the plantings, which included delivery and installation, seemed reasonable. Information was still needed as to the cost for rototilling/preparing the area for planting, but the consensus was that spending between \$2,000 and \$3,000 to improve this area would be reasonable, especially given the long-term aesthetic value.

G. Grounds Maintenance

a. Invasive Grass Around Ponds

John reported that he received a proposed two-year contract from Blue Water Aquatics for treatment/removal of the phragmites.

Pete asked if, after the two-year period, the phragmites would be exterminated.

John replied that this was his understanding. John also noted that donations were received from two property owners along the pond totaling \$1,500.00, to be used toward removal of the phragmites.

Board members expressed their appreciation for the donations, noting that the amount donated, together with the remaining balance in the budget for pond maintenance, would take care of the cost of this year's portion of the contract, except for about \$500.

Moved by Pete, seconded by Sheldon, to approve the contract with Blue Water Aquatics for removal of the phragmites. Motion carried unanimously.

b. Road Cracksealing

John reported that Kris Foondle has been trying to contact Wenn Seal Coating to discuss cracksealing services for the remainder of the neighborhood. Kris reported that he has been unsuccessful in talking with anyone at Wenn, having left multiple messages with no return calls. Kris would continue his attempts and report back to the Board as soon as possible.

H. Open Floor

Both John and Pete stated that they would spend time cleaning up and burning the fallen/dead tree branches around the west pond,

I. Set Time and Location for Upcoming Meetings

Wednesday, October 12 – John's House
Wednesday, November 9 – Pete's House
Monday, December 5 – Nathan's House

The meeting was adjourned at 8:00 p.m.