

**TPSHA Board Meeting
Minutes
May 14, 2015
7:00 pm – Sheldon Davis' House**

Members Present: Sheldon Davis, Laurie Foondle, Ed Grant, Charlie Sheets, Gary Sweet

A. Approve Agenda

Moved by Sheldon, seconded by Charlie, to approve the agenda. Motion carried unanimously.

B. Approve Bills/Sign Checks

Check 789, \$263.54 – Sign-A-Rama Brighton (Shadberry street sign replacement)

Check 790, \$55.20 – DTE (electric bill)

Check 791, \$778.56 – Republic Services (trash removal)

Check 792, \$450.00 – Lee's Outdoor Services (lawn maintenance)

Check 793, \$3050.00 – TPSHA Road Fund (road fund expense)

Moved by Laurie, seconded by Charlie, to approve the bills. Motion carried unanimously.

C. Review 2015 Budget, Financial Statements

The Association's budget was reviewed and found to be on track. New signature cards were signed due to bank error. Discussion followed regarding options for the two current CDs, as both were approaching their maturation dates. If no action were to occur, Sheldon stated that the CDs would automatically renew for two years at 0.5% interest.

Moved by Sheldon, seconded by Charlie, that CD2084 be converted into cash and temporarily deposited into the checking account and then, when the second CD (CD2219) expires at the end of June, it also would be converted to cash, with the cash from both then divided evenly into stacking CDs. Motion carried unanimously.

D. Approve March 16, 2015 Meeting Minutes

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

E. Old Business

a. Delinquent Homeowners – Status

Sheldon stated that all homeowners were current with their dues for the first quarter and that three homeowners were in arrears for the second quarter.

F. New Business

a. Snow Removal Follow-up from Annual Meeting

Laurie informed the Board that homeowner Mike Garris, an attorney, would attend the June meeting to discuss potential Association liability issues related to snow removal.

b. Republic Services Review

No current updates.

c. TPSHA Correspondence – Homeowner-related Issues

None.

G. Open Floor

a. Davis Home Re-siding and Roof Replacement – Sheldon stated that the siding and roof of his home would be replaced; the siding with a yellow hardy board and white trim.

Moved by Ed, seconded by Laurie, to approve replacement of the roof and siding, including the proposed color scheme, for the Davis home. Motion carried unanimously.

b. LED Lighting at Entrances – Ed stated that new LED bulbs were installed at the south entrance and that everyone he has spoken with seemed pleased with the result. He stated that the LED lighting near the mailboxes at the north entrance would be more expensive, as this area needed stronger illumination.

c. South Entrance Flower Box – Ed noted that the flower box at the south entrance would be in need of replacement in the next few years. He stated that the wood was warping and the box was consistently filling with crabgrass. Until that time, he said, he would obtain a couple of ideas from landscape firms as to what to install in that spot, as well as costs.

d. Mulch at North Entrance – Ed stated that those working at the north entrance during Spring Clean-up ran out of mulch, adding that homeowner Mike Garris offered to obtain additional mulch and finish the north entrance. Ed said the cost would be about \$100.00.

Moved by Gary, seconded by Sheldon, to approve the estimated \$100.00 cost for additional mulch at the north entrance. Motion carried unanimously.

e. Weeding/Clean-up at North Entrance – Laurie observed the weeds that were growing up through the mulched areas at the north entrance, as well as the significant amount of weeds growing under the three pine trees just west of the landscape oval at the north entrance, and asked if there were something that could be done to clean those areas/improve the appearance.

Ed stated that he would speak with Lee's Outdoor Services about the cost to perform this work. He also said that he could apply Round Up to the weeds in the mulched areas.

- f. Plume Grasses at West Pond – Ed stated that he spoke with Lee's Outdoor Services, who would let him know which two chemicals would be used to treat the grasses.

Moved by Sheldon, seconded by Gary, to move forward with the plan to remove the invasive plume grasses along the west pond, which involved Lee's Outdoor Services burning the grasses and then following up with two spray applications, at a cost of \$900.00. Motion carried unanimously.

- g. Address Markers – Laurie stated that she spoke with Sign-a-Rama Brighton about the cost for address markers at the end of each homeowner's driveway. She said the representative she spoke with would be providing her with information as to posts that matched the street signs that Sign-a-Rama has installed, as well as cost.
- h. Welcome New Neighborhood Residents – Ed raised the issue of a procedure for welcoming new residents into the neighborhood for future consideration.

H. Set Time and Location for Next Meeting

June 11, 2015 (Foondle)

The meeting was adjourned at 8:00pm.