

Pheasant View Homeowners' Association

PO Box 871463, Canton, MI 48187

WWW.PHEASANTVIEW.ORG



Jim Hegarty - President
TejKiran Singh (Sunny) - Vice President, Grounds & Maintenance Manager
Kate Borninski - Secretary
Mark Waldbauer - Treasurer
Kevin Whitaker - Roadway Manager

REGULAR BOARD MEETING MINUTES Monday, September 8, 2025

LOCATION: Canton Township Administration Building, Meeting Room E. The Board meeting is also available to the membership via "Zoom" video conference. Zoom link is posted on the PVHA Facebook Page.

BOARD MEMBERS PRESENT: K. Borninski, K. Whitaker, J. Hegarty

BOARD MEMBERS VIRTUALLY PRESENT: T. Singh

BOARD MEMBERS ABSENT: M. Waldbauer

GUESTS ALSO PRESENT: None

CALL TO ORDER: J. Hegarty called the meeting to order at 7:04 PM

APPROVAL OF AGENDA:

- ✓ *J. Hegarty motioned to approve the agenda. Second by K. Whitaker. Ayes all present; the motion carried.*

APPROVAL OF AUGUST 11, 2025 MEETING MINUTES:

- ✓ *J. Hegarty motioned to approve the minutes. Second by T. Singh. Ayes all present; the motion carried.*

ANNOUNCEMENTS: None

CITIZEN / HOMEOWNER NON-AGENDA COMMENTS: None

OFFICERS' REPORTS

PRESIDENT'S REPORT:

- Emma Kramer, Canton Township Resident Advocate, emailed about the next Neighborhood Know How, scheduled for Sept. 18. J. Hegarty and M. Waldbauer plan to attend.
- J. Hegarty thanked M. Waldbauer for updating the PVHA website with the new by-laws.
- J. Hegarty inquired if T. Singh had sent a letter about trash bins not being put away. T. Singh has drafted the letter but has not sent it yet.
- E. Kramer responded to J. Hegarty's email about the DTE outages with contact details for DTE. J. Hegarty will email the contacts. The summer power outages occurred on June 18 and July 20.
- An email was received complaining about overgrown trees at Lot #134. M. Waldbauer responded to the resident. Residents should attempt to solve issues with their neighbors

before contacting the homeowners' association.

- There are members of the PVHA Facebook Group who have moved away. They will be removed from the group.

✓ *K. Whitaker motioned to approve the President's Report. Second by K. Borninski. Ayes all present; the motion carried.*

VICE PRESIDENT'S REPORT:

- T. Singh reported that the Canton Ordinance Officer gave citations at 3 houses with missing trees. 2 of the houses are missing all 3 street trees and 1 is missing one of the trees. The Ordinance Officer cannot give citations for trees that are sick or dying, only ones that are missing. T. Singh will check up on these missing trees.
- The fallen tree limb that was on Lot #119 has been removed.

✓ *J. Hegarty motioned to approve the Vice President's Report. Second by K. Whitaker. Ayes all present; the motion carried.*

SECRETARY'S REPORT:

- K. Borninski posted the meeting notice in the Facebook group and completed the minutes.
- K. Borninski will contact David Norwood, Canton Township Director of Municipal Services, again about a drainage issue at the Windridge Entrance, which started after the Beck Rd. resurfacing.

✓ *T. Singh motioned to approve the Secretary's Report. Second by J. Hegarty. Ayes all present; the motion carried.*

TREASURER REPORT:

- M. Waldbauer sent the Treasurer's Report via email.
- There was a question about a purchase from Amazon. This was a replacement sprinkler head at Cul de Sac #3.

✓ *J. Hegarty motioned to approve the Treasurer's Report. Second by K. Whitaker. Ayes all present; the motion carried.*

DIRECTOR and COMMITTEE REPORTS

ROADWAY MANAGER'S REPORT:

- No PRRMA update as the meeting is tomorrow. However, Greg Hohenberger is no longer working for Canton Township. They are planning to discuss who will be G. Hohenberger's replacement at tomorrow's meeting.
- The irrigation system leak at Cul de Sac #3 was a solenoid. K. Whitaker replaced a sprinkler head there also (Amazon purchase).
- PVHA is current on payments to Seasonal Snow Removal and A. Zidzik.
- K. Whitaker previously spoke to Zach Michels, Canton Township Associate Planner, about ordering trees. Unfortunately, PVHA will not be able to order trees through Canton Township. K. Whitaker will ask for quotes for 3 evergreens from several local nurseries.
- Bryan Amman had asked about crabgrass removal at Cul de Sac #1. K. Whitaker did ask Oakley Lawn Service to treat the crabgrass there and at the subdivision entrances.
- There is a large overgrown evergreen tree on PVHA property on the corner near Lot #1. The homeowner prefers that PVHA trim this tree, so K. Whitaker will take a look and see about

trimming it.

- PRRMA is still planning to have the sidewalks repaired in all member subdivisions. Unfortunately, someone tripped and fell in Fairways subdivision and wants to make a claim with the PRRMA insurance.
- Spaulding DeDecker is prioritizing repairing the crumbling curbs with ASR that are by driveways in Fairway Pines subdivision.

✓ *J. Hegarty moved to approve the Roadway Manager's Report. Second by T. Singh. Ayes all present; the motion carried.*

ARCHITECTURAL REVIEW COMMITTEE (ARC):

- The request to install a new front porch step and a new generator for **45993 Southwick Dr., Lot #139**, was **APPROVED** by the PVHA Architectural Review Committee.
- The request to cover a portion of the patio and move the existing fence no more than 5' for **1508 Crowndale Lane, Lot #159**, was **APPROVED** by the PVHA Architectural Review Committee.
- The ARC team reviewed a request from **2013 Crowndale Lane, Lot #79**, regarding the removal of two trees in their backyard. The team requested the homeowner to please email their request to the ARC and to include the location of the trees and/or a picture to clarify exactly where the trees are. The ARC has not heard from the homeowner.

COMMUNICATIONS:

- No report.

OLD BUSINESS:

- DTE update in the President's Report.

NEW BUSINESS:

- None

NEXT MEETING DATE:

Monday, Oct. 13 @ 7:00 PM at the Canton Township Administration Building, Meeting Room E (Lower Level) and via a Zoom conference call. Note the room change.

ADJOURNMENT:

✓ *J. Hegarty motioned to adjourn at 8:14 PM. Second by K. Whitaker. Ayes all present; the motion carried.*

Minutes Respectfully Submitted,
Kate Borninski
Secretary – Pheasant View Homeowners' Association