

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, June 10, 2024

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

BOARD MEMBERS PRESENT: J. Hegarty, K. Whitaker

BOARD MEMBERS VIRTUALLY PRESENT: T. Singh, M. Waldbauer

BOARD MEMBERS ABSENT: K. Borninski

GUESTS ALSO PRESENT: None

CALL TO ORDER: J. Hegarty called the meeting to order at 7:06 PM

APPROVAL OF AGENDA:

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

APPROVAL OF THE MAY 13, 2024 MEETING MINUTES:

Deferred to July Meeting

ANNOUNCEMENTS: None

CITIZEN / HOMEOWNER NON-AGENDA COMMENTS: None.

OFFICERS' REPORTS

PRESIDENT'S REPORT:

- J. Hegarty had many communications with the homeowner at 47177 Southwick Dr. about grass clippings left behind by the mowers from the golf course. J. Hegarty reached out to Paul Simpson, Manager Pheasant View golf course, and requested Paul to respond to the homeowner. J. Hegarty also requested that the homeowner trim the curb trees to meet the Township ordinance of 7' on the sidewalk side.
- J. Hegarty also recommended drafting a letter for homeowners who have yet to trim their trees in accordance with the township ordinance. M. Waldbauer commented that street trees (curb trees) are within the PRRMA right-of-way. There was a long discussion about how to handle street trees that are not in compliance with the ordinance. K. Whitaker will bring this topic up at the next PRRMA meeting.

- Signs went out for the garage sale and the PVHA meeting.
 - The subdivision newsletter email went out and was very informative.
 - J. Hegarty will post in the PVHA Facebook group about Friday night's fireworks display, reminding homeowner and their guests not to park in the fire lane.
- ✓ *M. Waldbauer motioned to approve the President's Report. Second by T. Singh. Ayes all present; the motion carried.*

VICE PRESIDENT'S REPORT:

- T. Singh and K. Whitaker gave an update on Lot #87 where the unsightly conditions have been greatly improved.
 - T. Singh contacted the Ordinance Officer about Lot #25's grass. The grass was cut.
 - There is a concern about the trailer at Lot #98 which comes and goes. J. Hegarty will reach out to the homeowners as he has already been in touch with them.
 - There was a discussion about missing street trees in the subdivision. Lot #115 has a missing tree. A survey of street trees in the subdivision will be made to locate any missing trees.
- ✓ *K. Whitaker motioned to approve the Vice President's Report. Second by J. Hegarty. Ayes all present; the motion carried.*

SECRETARY'S REPORT:

- No Report.

TREASURER'S REPORT:

- M. Waldbauer stated that there are currently two (2) homes with unpaid assessments. There have been no responses from M. Waldbauer's notices.
 - M. Waldbauer has some concerns about the irrigation services. There is a bill for \$600 from A. Zidzik which put the irrigation budget item over the currently budgeted amount.
- ✓ *J. Hegarty made a motion to approve increasing the irrigation budget item and pay the \$600 bill to A. Zidzik. Ayes all present; the motion carried.*
- ✓ *J. Hegarty motioned to approve the Treasurer's Report. Second by K. Whitaker. Ayes all by email; the motion carried.*

DIRECTOR and COMMITTEE REPORTS

ROADWAY MANAGER'S REPORT:

- The PRRMA meeting in May was held. The next meeting is tomorrow (June 11).
 - K. Whitaker will discuss the concerns about irrigation services with A. Zidzik.
 - K. Whitaker had 2 different tree services quote services for the berm and to remove a dead tree. Jason Tree Service came in as the lowest bidder.
 - K. Whitaker followed up on a concern from the homeowner at Lot #109 about the north cul de sac landscaping which is overgrown.
 - K. Whitaker submitted a file with the sidewalk and curb maintenance information to the PRRMA secretary.
 - K. Whitaker will reach out to Jay about waxing the mailboxes.
- ✓ *J. Hegarty made a motion to approve Jason Tree Service for the berm and dead tree clean up at a cost of \$675. Second by M. Waldbauer. Ayes all present; the motion carried.*
- ✓ *M. Waldbauer 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 replace the front shrubs for 2130 Stonebridge Way, Lot #46, has been APPROVED by the PVHA Architectural Review Committee.
- There was an inquiry about adding an addition to a house. The ARC committee responded to the homeowner on 5/13/2024 that any modifications to the exterior of their home would require the review and approval of the Architectural Review Committee (ARC).

SUBDIVISION COMMUNICATION COORDINATOR'S REPORT:

- M. Waldbauer and J. Waldbauer compiled the PVHA newsletter that recently came out.
- J. Waldbauer is also doing some PVHA website updates.

OLD BUSINESS:

- None.

NEW BUSINESS:

- None.

NEXT MEETING DATE:

Monday, July 8, 2024 @ 7:00 PM at the Canton Township Administration building, Meeting Room E (Lower Level) and via a Zoom conference call.

ADJOURNMENT:

✓ K. Whitaker motioned to adjourn at 8:18 PM. Second by J. Hegarty. Ayes all present; the motion carried.

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