

TPSHA Board Meeting
February 26, 2019
6:30 pm – Jim Sisung’s Home

Meeting called to order at 6:34 PM

Members Present: Brian Corcoran, Terri Hutter, Jim Sisung, Michael Garris, Mike Losey

Members Absent: none

Other: Janice Raymond (joining beginning May 2019)

- A. Approve February Agenda
 - a. Moved by Terri, supported by Brian, to approve the agenda. Motion carried unanimously

- B. Approve 2018 Annual Meeting Minutes
 - a. Moved by Mike L., supported by Brian, to approve the December 2018 meeting minutes. Motion carried unanimously

- C. Finalized & Confirmed Board Member Positions
 - 1. Jim Sisung, President
 - 2. Mike Garris, Vice President
 - 3. Brian Corcoran, Maintenance
 - 4. Mike Losey, Secretary
 - 5. Janice Raymond, Treasurer (Janice taking over in May)
 - i. Moved by Jim Sisung., supported by Mike Garris, to approve the board member position assignments. Motion carried unanimously

- D. Approve Bills/Sign Checks
 - a. Check 1120, \$3,395.00 - D.K. Services (snow removal)
 - b. Automated Debit, \$868.26 – Republic Services (trash removal)
 - c. Check 1121, \$75.00 – State of MI Permit Pond Treatment Permit
 - d. Check 1122, \$ 1,120.00 D.K. Services (snow removal)

- E. Review 2018 Budget, Financial Statements
 - a. The financial statements were reviewed. Expenses are tracking as expected. Discussed Interest CD rates and upcoming 2019 maturity dates.
 - b. Discussed 2 signature requirement for checks.
 - c. Discussed trash contract term and yard waste contract terms.
 - d. Treatment for Pond Contract was signed

- F. Old Business
 - a. Delinquent Homeowners:
 - i. All paid except one lot that is not yet overdue.

G. New Business

a. TPSHA Correspondence-Homeowner-related Issues

- i. Wojcik Wedding request for event on the East Pond this summer:
 1. Brian will email homeowner with following request: TPSHA be named as an additional insured under your homeowners policy for the day of the event with at least 1 million in coverage and that homeowner clean up after wedding and fix any damage to common areas.
 2. Discussed Delores Nollar's concern about a resident feeding deer. Delores spoke with the resident and the issue has been resolved. According to Delores the DNR says that only birds are allowed to be fed. The Board will include that information in a future email/newsletter.

H. Grounds Maintenance

a. Update from Brian Regarding Maintenance

- i. Spring Cleanup Bids being procured by Brian for board review. Also that we will have a need for watering plants in the entrance planter boxes and will review at a later date how to accommodate.
- ii. Discussed fence along textile and condition, board will be investigating options for replacing/repairing/removing.

I. Open Floor

Discussion on CC&R's prohibiting yard signs (other than FOR SALE and house numbers). Terri will remind a neighbor of the rule.

J. Adjournment

- a. The Meeting was adjourned at 7:17 pm
- b. The next meeting will be 3/18/2019 @ 6:30 pm, Brian Corcoran's House