

Partridge Creek North Homeowners Association Meeting Minutes
March 11, 2024
7:30 PM

Present:

Emily Grish
Kelly Infante
Michelle Cyrus
Vernnaliz Carrasquillo
Josh McCoy

Susan Williams
JaVon Jason
Leon McPherson
Christine Barrera-Dulger

Minutes:

- Minutes
 - Minutes from February were approved unanimously.
- Annual Meeting
 - We reviewed last year's presentation and made notes to update it for this year.
 - One slide will be dedicated to the Engagement Committee.
 - We would also like to show the new website. Emily will provide Leon with feedback on improvements to the website so that it's ready for the meeting.
 - Leon needs to add a note on the Contact the HOA link of the website to inform neighbors that there are things the HOA is not responsible for (e.g. snow removal, lamp posts). Josh already wrote the message, he will forward it to Leon.
 - Vendors expected to come to the meeting: interior design, kitchen and bath remodeling, floor refinishing company, and painters. Kelly will reach out once again to a power washing contractor to see if they can come.
 - Emily will confirm the number of contractors to Susan so that Susan can request tables to be set up at the back of the room.
 - The room in the Library is reserved starting at 2 PM. We would like contractors to arrive before the meeting starts.
 - The sandwich boards with the meeting reminder are going up tomorrow.
- Neighborhood garage sale
 - May 31 – June 2
 - It may be good to bring dumpsters for people who are doing spring cleaning to get rid of things during the same weekend.
- Newsletter
 - We are going to restart the newsletter.
 - Vernnaliz will email Leon a sample of prior newsletters.
 - The intention is to send one quarterly. The first one will go out at the end of March and will include the dates for upcoming events. Leon needs the information needed within 2 days.
 - The next newsletter should include a "Meet your HOA Board" section. We need to schedule a day for Leon to take pictures of us.
- Phase 2 of the walking path
 - The frost law has been lifted. That means the path can now be completed.

- We are going to request Black Rock to carefully monitor the process of dumping the asphalt on our road before installation. We would like to minimize the disruption to traffic due to asphalt dumped on the road and reduce the amount of cleanup.
- They are expecting to complete the project next week.
- Landscaping
 - Once we are ready to turn the sprinklers on, we need to remember that Tim has one of the tools needed.
 - Phragmites and vines - Kelly learned about an organization that provides grants for neighborhoods to help take care of vines and phragmites. She's going to look at getting more information.
 - Goats – bringing goats may be useful to help take control of the plants growing in the ponds. To start, we may have them in the pond by the walking path since this pond is the one in the worst condition. They only eat green vegetation in the dry land, they don't like brown (dried) plants or getting wet. May be used in conjunction with the work that may be done by the Washtenaw County Water Resources Commissioner's Office as discussed in our special meeting in January.
 - Josh is going to follow up with David Streeter to touch base and get updates after the special meeting in January.
 - Kelly suggested that we consider using the goats for the area between and around the large ponds behind Blue Jay. This is the area that our prior landscaping contractor neglected to take care of and is now severely overgrown.
- Property change request
 - Vernnaliz submitted a Property Change Request Form to request approval for the addition of a 1 ½ attached garage.
 - The motion was moved by xxxx and seconded by xxxxx. And it was approved xxxx.

Meeting adjourned at 9:007 PM

Next meeting: April 8, 2024, at 7:30 PM.