

Forester Square @ Auburn Village
HOA Board of Directors Meeting Minutes
January 11, 2020

1. Call to Order

President, Eric Cionka, called the meeting to order at 6:02 pm.

2. Roll Call

President: Eric Cionka

Vice President: Rita Facchini

Treasurer: Rob Gladstone

Secretary: Liz Gretkierewicz (Absent)

Director: Ken Schellenberg (Absent)

Director: Bob Waltenspiel (Absent)

Director: Madonna Van Fossen

AMI: Jim Dafoe

3. Approval of Meeting Minutes – Rob made the motion to approve the November general session minutes which were seconded by Rita and Board approved.

4. Current Action Items

- A. Eric is going to see if his friend who owns a marketing company can produce a more professional looking and updated community site map (Madonna's friend could not perform the service).
- B. Attorney to draft a new rule with a penalty that board members who are no longer on the board are not to utilize any of the information that they are in possession of.
- C. Spoke about the task force/concerned residents made up of a few community members.
- D. Jim (AMI) to obtain 3 quotes to have the clubhouse top deck and ramp boards replaced with composite.
- E. Fix the constant beeping noise coming from the fire suppression closet in building 2.
- F. Construction on the final 3 detached units has begun.

5. Past Issues & Completed Projects

- a. November 2020 Annual Meeting Election Results:
 - i. Eric Cionka 2 Year term
 - ii. Rob Gladstone 2 Year Term
 - iii. Ken Schellenberg 2 Year Term
 - iv. Rita Facchini 1 Year Term
- b. 2021 Budget has been completed
- c. Fall clean up completed
- d. Irrigation around community turned off
- e. Christmas lights and decorations will go up around the community first week of November done by Green America.
- f. Repairs were done to the hot tub to make sure that it continues to function correctly all of next summer.
- g. Eric Cionka (President) put out the orange snow sticks over the entire community to reduce property damage done by the snowplows.
- h. The constant beeping noise coming from the fire suppression closet in building 5 has been fixed.
- i. The 2 light posts in the main parking lot area had the bulbs changed to a lower wattage

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- j. New 8ft fence installed on the side of building 10 & 11
- k. 12/10/2020 – Eric made the motion via email to accept the 3-year lawn contract from Great Lakes Lawn Service at the cost of \$26,980. The motion was seconded by Elizabeth and the board approved
- l. 12/15/2020 - Eric made the motion to accept the proposal from Troy Armstrong Masonry to replace the porches on building 13 and 17 (end unit only) at the cost of \$159,745. The motion was seconded by Rob and the board approved.
- m. 12/15/2020 – Eric made the motion to approve the 2021 budget. Rob seconded the motion and the board approved.
- n. Andover parking lot was graded so that dirt backs up to the parking lot.
- o. The city of Auburn Hills contacted Mocerri to clean up all of the garbage that blew over from their construction site to behind the Andover parking lot.

6. Future Issues & Projects

- a. Move the Amy's walk street sign over from the fountain area to the area across the street
- b. Have a new updated reserve study done in 2021
- c. Building 13 and 17 porch repairs (start in March or April)
- d. Clubhouse top deck and ramp board replaced with composite (start in April or May)
- e. Add light post by the parking lot at the end of Andover by the park entrance.
- f. One Street light is out in front of building 9 (will be fixed in the summer of 2021 / a trench needs to be dug and new wires put in therefore the ground can't be frozen for the work to be done)
- g. Landscape entire community

7. Report of Officers

President:

- Items as annotated above (4,5 & 6) and in the master tracking document.

Vice President:

- No report

Secretary:

- No report

Treasurer:

- Presented the current community financial position

8. Committees Update:

Design Review Committee (Eric, Madonna, Rita):

None

Building & Grounds Review Committee (Rob, Liz, Ken):

None

Social Committee (Eric, Liz, Madonna, Rita, Bob):

The next possible community event would be the community bbq in June 2021 pending COVID.

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Communications Committee (Eric, Bob, Ken):

None

9. Adjournment

Meeting adjourned at 6:55 pm

Next meeting will take place on Monday, February 8th at 6pm in the clubhouse.