

# Ashford Village Homeowners Association

## Minutes -- Board of Directors Meeting

**September 24, 2019 -- 7:00 - 8:30 P.M.**

**Pittsfield Township Administration Building at 6201 W. Michigan Ave.**

### **AGENDA:**

**1. Call to Order & Roll Call**

Meeting called to order by President Don at 7:00 pm, 09/24/19.

Attending board members: Don (president), Linda King, Kip Andringa, Judi Lintott (secretary)

Also attending: RTI Representative Brian

- 2. Approval of Minutes – Minutes from June 1, 2019 Special Dues Increase Meeting passed.**  
No minutes from last board meeting because meeting was casual gathering for dinner at Kip's and assembling A-frame signs to announce annual meeting.

**3. Opening Remarks**

**4. Treasurer's Report – Discussion on dues payments.**

- a. Review Financial and Expense Statement August 2019

**5. Update from RTI**

a. Delinquent Accounts Review – Q&A for a future newsletter: Q: How does the Board handle delinquencies? A: The board takes delinquencies seriously and monitors accounts constantly. Different steps are taken depending on circumstances and amount outstanding and for how long. We do not ever waive dues or attorney fees, but may make other concessions to help an owner catch up.

b. Update from RTI on violations – Question arose about “for rent” signs. These fall under the same category as “for sale” signs. These must be professional in appearance and well maintained. We would prefer that such signs are not on display for more than two months, but will revisit setting a more specific policy if it should become a problem.

c. Homeowner inquiries/contact

**6. Old Business**

- a. Define and create project plan for by-laws revisions

- i. Timeline – review flow chart provide by Lawyer – Motion to engage attorneys and accept the proposal from ZDF, PLLC for bylaws revision, for amount not to exceed \$10,000 without further vote; moved by Kip, second by Linda, passed
- ii. Set up next steps – At annual meeting, President Don will give an update on the bylaws process including timeline, potential expense, and present a flowchart of likely events. This information will also be in short articles in future newsletters.

## 7. New Business

- i. Review and discuss Annual Meeting Saturday October 19, 10-11:00 am – Judi will not be in attendance, so someone else will need to take minutes.
- ii. Review Guardian Tree Proposal (cleaning up the entrances) - Discussion on proposals for tree trimming service and entrance beautification and maintenance. We will begin exploring ways to replace dead street trees, perhaps with a group purchase offered to homeowners to reduce individual costs.
- iii. Discussion on adding new trees to commons.
- iv. Sunrise entrance lighting issue
- v. Any new business
  - Pittsfield Township approached us about mobile electronic speed limit signs being used in AV. Don gave our input and is waiting for an update from the township.
  - We will ask Seth if he would like to be recognized in the newsletter for his excellent work on the newsletter.

## 8. Review Action Items

## 9. Adjournment, 8:37 pm