

March 2022 Newsletter

Dear Residents of Evergreen Meadows,

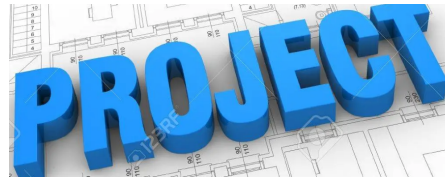
Thank you to everyone who showed up for our recent annual homeowners meetings. Many who have lived in the neighborhood for quite some time commented on what a wonderful turnout we had! We would like to thank the outgoing HOA Board for the time and effort they donated to our neighborhood over the past year plus: Drew Wodarski (President), Karen Toczydlowski (Vice President), Andrew Beuker (Treasurer), Eric Hultgren (Secretary), Dan Moiser (Member-at-Large), Scott Jacobs (Member-at-Large), and Kim Amesbury (Member-at-Large).

The HOA Board will continue to utilize the new website at [egmhoa.com](http://egmhoa.com) for communications and may cross-post to Facebook for the convenience of some neighbors. We encourage all residents to subscribe to the website or visit the page regularly for real-time updates on neighborhood announcements. The neighborhood deeds and restrictions have been posted to the website for reference by all neighbors.

**\*\*Of note: there is a new HOA Board (and Architectural Control Committee) email address. Please either use the "Contact Us" form on the website or email directly to [evergreenmeadowsrockford@gmail.com](mailto:evergreenmeadowsrockford@gmail.com)\*\***

### **Architectural Control Committee Updates**

**Due to several incidents, we need to ensure that the deeds and restrictions are upheld by the HOA Board and all neighbors. Recently enforcement action and fines were leveled against a homeowner for non-compliance with HOA deeds and restrictions. Attorney fees were incurred by the homeowners association.** We know this is a sensitive issue but in order to be able to address the bigger issues it is imperative that the Board is in alignment with the deeds and restrictions as written. An Architectural Control Committee has been appointed as specified within the deeds and restrictions.



**Home projects resulting in a new structure or the exterior addition to or change or alteration are to be approved by the homeowners association Architectural Control Committee.** To make this process as easy as possible there is a new project submission form available on the website at <https://egmhoa.com/project-approval>. Examples of projects that would require approval: deck/patio renovations, tree removal, driveway resurfacing, roofs, play structures, fences, and more. Please feel free to inquire about any planned projects and the board would be happy to let you know if it necessitates Architectural Control Committee approval. The process can take up to 60 days, but usually the turnaround is much quicker (1-3 days). We also welcome any questions regarding this process as we understand it is a change for neighbors that have been in the community for a while. Valerie (HOA President) can be reached through the association email [evergreenmeadowsrockford@gmail.com](mailto:evergreenmeadowsrockford@gmail.com) or by phone at 717-381-6258.

That being said, the Board is also in the beginning stages of reviewing/updating the deeds and restrictions to confirm they continue to be in accordance with Michigan/Plainfield Township ordinances and restrictions as well as the wishes of the neighborhood community. We will be soliciting feedback from neighbors during this process so stay tuned!

## Dues

A big thank you to our homeowners who have paid their annual dues in a timely manner! We appreciate your contribution to our neighborhood. To those homeowners who have not yet paid, please remember dues for the 2022 year are \$108.90 payable via check sent to Evergreen Meadows Homeowners Association, PO Box 415, Rockford, MI 49341 or Venmo at @Evergreen-Meadows by an **extended deadline of March 28th, 2022 without incurring late fees.**

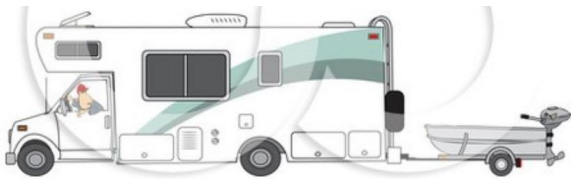
The HOA Board is working on several ideas to utilize the funds to improve our neighborhood community. We are planning to explore future projects for improving the pond and the shared property located adjacent to the pond. We will be posting updates on the neighborhood website as we investigate options.

## Sidewalks

For the sake of neighbors that enjoy using the sidewalks throughout the neighborhood, please ensure that walkways are kept clear during all seasons, including not only ice/snow in the winter but also trimming trees and bushes clear of the sidewalks. Sidewalks are also to be maintained by homeowners for unlevel concrete and trip hazards. Please contact the Architectural Control Committee for further guidance if needed.

## Dogs

At the recent homeowners association meeting there were several questions related to dogs. Pet noise disturbances are handled by the township. Please contact Susan Thompson 616-726-8896 with the location of the dog, how many dogs, and a specific complaint (continuous barking, early morning barking, etc.). Dogs running loose in the neighborhood off leash/unsecured would be reported to the Kent County Animal Control at 616-632-7300 at the time when the dog is running loose.



## Parking

Please keep in mind as we move into the spring/summer camping and boating season that Article V, regulation 6 of the deeds and restrictions notes trailers, boats, inoperable or unlicensed vehicles, motorcycles, snowmobiles, motor homes, or similar items should not be parked, kept, or stored on any lot except within a completely enclosed building. No such items shall be kept or stored outdoors. The Board does allow for a maximum of 48 hours for a trailer, boat or similar item mentioned above to be parked on a lot.

The Board would also like to request homeowners to avoid street parking, whenever possible, and to please use garage space and driveways for parked vehicles when able. This makes it easier for others to maneuver throughout the neighborhood, especially in the early morning, evening, and at night. It also helps drivers to have clear street vision to avoid any accidents with pets or children.

## Fireworks

Happy 4th of July! ...okay so we know it is a bit early...but we thought we would remind everyone of the Plainfield Township ordinances on fireworks.

A person may ignite, discharge, or use consumer fireworks only on the following days after 11:00 a.m.: The Saturday and Sunday immediately preceding Memorial Day until 11:45 p.m. on each of those days; June 29 to July 4 until 11:45 p.m. on each of those days; July 5, if that date is a Friday or Saturday, until 11:45 p.m.; the Saturday and Sunday immediately preceding Labor Day until 11:45 p.m. on each of those days. December 31 until 1 a.m. on January 1.



If there are dry conditions and the Department of Natural Resources Fire Division notes extreme fire possibility the Fire Department may impose and enforce a no burning restriction that includes but is not limited to a ban on the ignition, discharge, or use of fireworks. Please be courteous to the neighborhood and ensure that any firework debris are limited to your property and are properly cleaned up and disposed of in a timely manner to limit any damage done to neighboring properties.

## Social Activity Save the Dates!

Sunday, March 27th - Easter egg hunt (see website for details)

Monday, May 2nd - HOA Board Meeting (location TBD)

Friday, May 6 - spring poker crawl, Cinco de Mayo themed!

Thursday, May 19 - food truck on Concolor Dr

Thursday, June 23 - food truck at 3836 Windwood Dr

Monday, July 11th - HOA Board Meeting (location TBD)

Thursday, July 28 - food truck at 3669 Fraser Dr

Wednesday, August 17 - food truck at 3684 Windwood Dr

Sunday, September 18 - neighborhood fall social

Monday, October 3rd - HOA Board Meeting (location TBD)

*For food truck days, the HOA Board is working with Plainfield Township to close a section of the street to through traffic for the safety of our neighbors and children based on feedback from neighbors regarding these events*

The HOA Board will be visiting around the neighborhood to meet/greet neighbors on Saturday, April 23rd. We will also be holding "office hours" where neighbors with questions or concerns are welcome to attend the first half hour of HOA Board meetings on Monday, May 2nd; Monday, July 11th; and Monday, October 3rd from 8-8:30pm. The location of the board meeting will be updated on the [egmhoa.com](http://egmhoa.com) website at least a week prior to the meeting. If possible, please let a board member know in advance if you plan to attend.

Your 2022-2023 HOA Board Members are:

President - Valerie Chaffee

I call 3836 Windwood Drive home along with my husband, Jake Chaffee. We moved into the neighborhood during February 2020. We currently have a foster puppy, Brady, in training with Paws With a Cause. I work as a pharmacist for Cancer and Hematology Centers of Western Michigan and Jake is a pharmacist with Priority Health. I'm originally from Lancaster, PA but Jake is a Rockford

local and I've come to love living in West Michigan. One of my favorite things about Evergreen Meadows are the summer and fall driveway bonfires!

Vice President - Libby Schemmel

I live on 3775 Fraser with my husband Jason and our two daughters Lucy and Gigi. I am currently a stay at home Mom. I grew up in Grand Rapids and was very familiar with the wonderful Rockford community. I used to bike on the White Pine Trail all the time when I was a kid. We have felt so welcomed by this community and I look forward to meeting many more of my neighbors.

Treasurer - Andrew Beuker

I live at 7105 Concolor with my wife Amy and our son Benson. I am an Optometrist working at Rx Optical. We've been living in the 'hood for 9 years. I was born and raised in the Rockford public school system, I grew up in Belmont, lived off Rapidfall for those familiar. This is my second year serving as treasurer on the board.

Secretary - Shara Vallier

My family lives at 3719 Windwood. We've been in the neighborhood now for over ten years. Dan and I are both from the UP and were attracted to the feel of downtown Rockford and lucked out finding this friendly neighborhood to raise our children in. We have two daughters: Alyssa is a freshman and Camryn is in 4th grade. I am a full time RN with Interventional Radiology at Spectrum Health. Our family is pretty busy but if we're out in the yard feel free to stop by and say hello. It's my first time serving on the board and I'm excited for this opportunity to be involved in the neighborhood in a new way.

**Members-At-Large / Architectural Committee**

Kim Amesbury

Mark Green

Drew Wodarski

Sincerely,

The Evergreen Meadows Board

Valerie Chaffee

Libby Schemmel

Andrew Beuker

Shara Vallier

***Striving to foster a friendly, welcoming community and a neighborhood we are proud to call home!***