

**WOODFIELD HOMEOWNERS ASSOCIATION
BOARD MEETING MINUTES
Monday, March 31, 2025, 7:07 pm.**

Present:

Board Members: Aaron Horne, President; Mark Jacob Treasurer/Interim Vice President; Mary Ellen Hamilton, Secretary; Trustees: Stan Kwolek, Lori James, Tara Horne, Joan Stofflet.

New and General Business

Minutes presented and approved by Board for 10/14/24.

The current bank account balance is approximately \$4,670. Comerica bank signers updated to current Board members,

Modifications were discussed for sending another Golf Estates Letter to acquire more Woodfield Entrance way dues. Mary Ellen will send out another mailing.

An e-mail was forwarded to WHA with regard to snowplow removal on our streets. The resident was informed that Macomb County is responsible for snow removal. This is a reminder to all homeowners that this maintenance is out of our control and safeguards for us any damage that might be occurred by the county.

The WHA Board is still in need of two more Board positions, Vice President and a Trustee. Homeowners and neighbors, please consider filling these positions to help keep our subdivision as beautiful as can be. Some Board members may be canvassing homeowners for these replacements.

A Board Meeting is proposed for Tuesday, April 29 to prepare for the General Meeting scheduled for **Wednesday, June 4, Washington Township, Emerald Room**. Dues Letters and agenda for the meeting will be sent out to homeowners. It was reported that there is only one delinquent resident.

Common Areas: Main Entrance, Retention Pond, Park

Main Entrance:

Quotes were received and the tree/bush trim work was awarded to Big Dawgs!. Work scheduled for 4/1 for general maintenance of front entrance way and fence along retention pond. A comparative spreadsheet was prepared by Mark and all agreed that Results would maintain our lawn maintenance. Pursuing lock repair/improved aesthetics for water shed box.

Retention Pond:

Board inquired when retention pond funds are depleted if we would have to collect funds but Stan informed us that the Township would add any cost to our individual water bills,

Park:

Ongoing investigation by Board for WHA responsibility for any fallen trees that land on homeowner's property or those that have been damaged and ready to fall in park. A consultation with a lawyer led to quotes being retrieved by Board members for insurance, by independent insurance agencies, for liability for the Association.

Homeowners please note regarding concerns related to fallen trees in their yards to reach out to their homeowners insurance company to confirm policy coverage. Board members will also do some research related to township areas and state law related to liabilities HOA has for common areas.

New Business/Follow-Up

- *Roberts Rules of Order will govern future General Meetings of the Association.
- *Confirmed the complete map version of 110 homes in Woodfield to post in website-**completed**
- *Check info to possibly participate in annual Washington Township Garage Sale-**planned for 6/13-15.**
- *Ongoing investigation of fallen trees by individual homeowners insurance companies
- *Board Meetings for 4/29 to prepare Agenda for **General Meeting for 6/4/25.**
- *Review any cost impact from Golf Estates Letter.
- *Need to file revised WHA documents with Macomb County - **completed/no need**
- *Canvas homeowners for new Board positions,

Meeting adjourned at 8:20 pm.

Contact the WHA

Any questions, comments and/or suggestions for the WHA can be submitted in one of two ways:

1. Mail to WHA, P.O. Box 287, Washington Township, MI 48094
2. E-mail to wfieldassoc@yahoo.com and active website whassociation.com

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