

# NORTHWOOD LAKE CONDO ASSOCIATION

## SEPTEMBER 13, 2022

**Record Attendance:** Last evening we broke a four-year record for a special called Association meeting. There were 72 in attendance! A presentation of items needing our attention brought on a lively discussion. Thanks to each of you for attending. A vote is being held regarding storage for our equipment, equipment purchases for self-managed lawn and shrubbery care and divider walls. Results of this vote will be counted on September 22, 2022.

Other items discussed were parking on one side of Northwood Circle, engaging in professional services to explore solutions to our roads and parking problems, shrubbery replacement options and forming a partnership with a builder to add more condominiums. A survey was distributed for your input on all four topics.

**New Sign:** Thanks to a suggestion made by Marcia Adkins (or Wayne) we now have a sign that gives clear direction to locate house numbers on Golfview Drive. If you haven't noticed, please take a look. Thanks to Kevin for installing!

**Security Deposit:** In case you did not hear, the subject of changing the rules to add a security deposit for those moving in and those moving out **HAS BEEN RECINDED BY YOUR BOARD.** We do listen!

**Special Thanks from Dave Block:** I would like to thank the Maintenance Committee for all the time and talent they have committed for the improvement of our association. Thank you to Kevin Kivel, Larry Sobotta, Larry Robinson, Bob Fitzsimons and Rod Whelan. It is an endless job. With the labor shortage faced by our contractors and inflationary cost of materials, we were still

able to complete some major projects as well

as close over 95 maintenance work order requests.

In addition, thanks to Gary and Paulette Kivel for allowing us to store equipment and materials in their garage. Also, for the considerable hours Gary spent putting in Miss Dig tickets for our bush pulling project.

Thanks to Sandi Wright for her hard work on all the front flower beds. I apologize if I have missed anyone. Dave

**New Rule:** Emergency power source (Generators) are now allowed with specific guidelines to follow and Board approval needed before installing. See Article VIII. I. in our Rules and Regulations posted on-line.

**Condo Washing:** Several condos have been soft washed. More are to be completed before the snow flies. You will be contacted prior to having your home washed. Please try to have all items off decks and front yard so that the job can be completed more rapidly. Also, please make sure your windows are locked from the inside so you don't end up with puddles on the inside of your home.

**Street Repairs:** This project will begin soon. You will be notified via either an email or a phone call as to when your street will be repaired. At that time, we will have to have all vehicles off roadways and turnarounds.

**Nasty Diseased Trees:** It has been brought to our attention that this problem may very well be solved with a simple application

throughout the summer, after the flowers have dropped. ACE Hardware carries a fruit tree spray that can be purchased, if you wish to do so yourself. It is too late to do anything this year according to those in the know!

**Fresh Air Duct and Dryer Vent Cleaning:**

If you would like to have your ducts and dryer vents cleaned, here is the name and number for this service. This would be an association member's responsibility to schedule and pay for the service. Several have already used this service with great satisfaction. Barry Brown at 989/673-3800. He is licensed & Insured and is local.

**Deaths:** It is with great sadness that we share the passing of recent co-owner Alan Stephenson, from Woodside Drive. He passed away suddenly, only days after moving across town.

**NLCA BOARD MEMBERS**

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where 25 of us gathered for good conversation. If you would enjoy doing that again, please send Rinda a quick message to [rindav52@gmail.com](mailto:rindav52@gmail.com) or text/call 989/670-2588.

**Members:** Please welcome our new neighbors: Richard Wilsie & Brigitte, Joyce McPhail, Richard Peterhans & Trudy, Susan Langlois, Wendy Smith Gibbs, Paulette Osentoski and Terry and Kathy Klein. Also, Cynthia Langley and Craig & Erica Bellew (not shown).



**Richard and Brigitte**



**Joyce**



**Richard & Trudy**



**Susan**



**Wendy**



**Paulette**

**New Coffee and Donuts:** On August 3<sup>rd</sup> we had a coffee and donuts time at the Gazebo

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**Terry & Kathy**