Solitude Pointe Subdivision HOA Board
Minutes for the June 15, 2009 special meeting

The meeting began at 6:30 p.m. at Lynn Krasiewich's residence
Attended by: **Board Members**:
Lynn Krasiewich 7101 Alta Dr., 231-1340
Ian Shearing 6928 Alta Dr., 231-3459
Dale Fisher 6749 Alta Dr., 231-0797

Treasurer Jan Thomas 7038 Alta Dr., 231-6972 (not invited)
Secretary Ed Hawkinson 6950 Alta Drive 231-1754

The meeting opened with discussion regarding the debate about the trail maintenance vote from the 6/11/09 HOA meeting. First, the board would like to acknowledge and respect the opinions of those who feel slighted. The board feels the decision to appropriate the budget once it is approved is one of the most important and challenging things it must do. The vote that was offered at the 1/29/09 HOA meeting was inadvertent and was not meant to cause dissension in the neighborhood. Ultimately, the board based it's decision on the volunteer trail committee who had put a lot of effort into researching alternatives. It was a matter of restoring the trails to the original intent of the site plan and development, and to maintain or improve the value of the property for the entire neighborhood.

The proposal that was made by Bill Lane to construct a potting shed on his property was discussed next. Mr. Lane will be given the opportunity to detail his intentions to the board during a private meeting on June 23, 2009. The board objects to the manner in which it was presented, without forewarning in a public forum, and not during the "new business" portion of the agenda.

The Krasiewich proposal to construct a playhouse, as it was presented to the board, will be approved, with special restrictions and parameters. These restrictions will be signed by the Krasiewich's and board members, and posted to the neighborhood website. These restrictions will include language that the playhouse will be constructed as a temporary structure, to follow the modified plans of the township zoning administrator and board members, and that it will be dismantled when the child outgrows it, or reaches the age of 11 years, or if the residents move, or if it is used for any other purpose than a playhouse.

Information was presented to board members at the end of the 6/11/09 HOA meeting that suggests the property lines of Solitude Pointe, including the storm water retention basin, neighborhood utility boxes, and landscaping at the entrance may be encroaching on the property of Frank and Carol Johns**,** who reside at 8850 Solitude Dr. This homeowners property is not part of the association, but near the entrance of the subdivision, with an easement access from Solitude Drive. An independent site survey will be requested to verify property lines. The drawings that were submitted, conflict with the official survey and utility plan.

The sub committee for curb repair will be activated to solicit bids to repair all curbs in the neighborhood that are deteriorating.

The board members will conduct a common area walk around for compliance issues, weather permitting, on Thursday June 17, 2009. All residents are reminded that yard debris and landscaping refuse can be burned during times as outlined by the township, or collected by request, through Monroe's rubbish removal.

Meeting adjourned at 8:00 pm

Respectfully submitted, Ed Hawkinson