

ROCHDALE ASSOCIATION
2021 Annual Meeting
June 15, 2021 at 7 pm Held via Zoom Meeting Platform

1) Call to order

2) Roll Call Board Members in Attendance Members in Attendance

Tony Craft, Warren DeWitt, Joel Morris, Edna Coghlan, Beth Lucarelli, Chris Lucarelli, Beverly Ritchie, Trisha Cox, Ashley Lamberti, Randy McGillis, Glen and Val Durmisevich, Christine Walczyk, Denise Murphy, Jessica and Jose Navarro, Julie Hoensheid, Katie Gadulka, Kim Kurzeja, Lauren McNichol, Michael Rogers, Bob Johnson, Sandeep Sethi and Ian Fitzner

3) Approval of Minutes from Q2 Meeting on May 3, 2020 (sent via email) and approved by email.

4) Officer Reports

- a) President – Tony provided an update on the SOCRRA dates and what they accept. He also talked about our mail carrier Carol (Postal Carrier) retiring. He asked if we had any 2021 graduates. We did not have any graduates this year.
- b) Vice President – Warren mentioned that Dale Rowe passed away and that a donation to the Rochester Neighborhood House was made in his honor.
- c) Secretary – Trisha provided an update on the directory and thanked the residents who provided their information.
- d) Treasurer – Rick was not able to attend. Warren provided the financial for review for the 2020 calendar year. We are currently in the red as the expenses keep increasing. We will discuss the increase in costs later in the meeting.

5) Old Business

- a) Park/Pond/Trees – Park Committee update
Beverly Ritchie provided an update. A group of residents started raking the pond. The group cleaned about a one fourth of the pond. Residents have made a suggestion for planting flowers near the park sign. Beverly is still looking for a trash can with a lock. The trash can may start with a bungee cord.

Warren thanked Beverly and the others who helped. Beth mentioned meeting with the Anne and Andy Swoyer's children and their time in the sub.
- b) Planning Committee – Submissions, Approvals, Issues
The committee received a request for 1501 Rochingham to add a detached garage and have not received any additional information. Shed was erected on 434 Orchardale without approval. The Planning Committee needs to follow up.
- c) Welcoming Committee – New Resident Workflow Process w/ realtors – draft completed.
Tony discussed the Welcoming Committee and is a work in progress. He is working with Ashley on this.

d) Building Use & Restrictions violations – status.

- The Board will follow up on the fence violation on Walton and double axle trailers and camper letters will be sent.
- 523 Rochdale – Need to follow up with Rick Urbis to make the changes to the trees that are in violation; the Board did not receive a plot plan
- Send out a reminder about the bylaw regarding landscaping as a fence and include it in the next newsletter

e) Rochdale Sub Garage Sale (held May 13-15th) – Beth G.

Beth reported on the Garage Sale. She asked questions of the group.

- Is May still a good month?
- Is Thursday a better day to include?
- What about another month? July and August

The reason the date was originally selected was to align with Willowood's garage sale. We may want to consider partnering with another sub to increase traffic.

f) Budget explanation – Annual Dues increase information/discussion.

Warren DeWitt set up the need to increase the annual dues.

Chris Lucarelli presented the information from the spreadsheet; Beth reviewed the dues cost from other subdivisions in the area

Tony Craft covered the operating fund – everyday expenses; reserve fund not designed to be a capital fund; we have continued to have to dip into our reserve funds for the everyday costs.

Kimberly Kurzeja asked if can we come to agree; park can be a fundraising initiative; wondering if we can separate. If we can separate the due increase is not tied to a major park project; have a separate fund for pond improvement

Beth agreed with Kim

Glen Durmisevich. talked about when the change was made to \$75.

Julie Hoensheid asked that we share the spreadsheet to show. Needs to be in comparable value of the other subdivisions; need to share the spreadsheet with all of the neighbors

We have enough people in the meeting to vote, but we need to share and schedule a special meeting. Glen mentioned that we should just give people one choice. Kim thinks we need to vote tonight and separate out the park projects (a special assessment).

Joel Morris the park costs money to maintain.

Bob Johnson asked about the dredging project and if it will be in 2022. We will not have enough money to do that next year.

Need to have \$10,000 in the reserve fund

Randy McGillis asked what is the purpose of dredging the pond? This will clean up the pond; the pond is not going to be back to the pond that was in its hey day. The reason to dredge the pond is so that it does not become a swamp.

Why a pavilion? The park is one of the great things about the sub. Many residents have asked what can be added to it.

Every pond treatment is \$375 and with the current increase will help cover it.

Warren made a motion to vote to raise the dues to \$135. Randy seconded motion. The vote was added to the survey.

- g) Member surveys – topics/issues selection & process.

We will work on this. Need to prioritize the projects. Put this in the survey to benefit the neighbors. Tony to work with Beth, Beverly and Chris to send out the survey.

6) New Business

- a) Quarterly Meeting Dates: 2 Aug, 1 Nov 2021, 7 February all at 7pm. Tony is working to get meeting room at RH City Hall for upcoming meetings.

- b) Board of Directors – 2-year term renewal.

Joel and Edna made comments. Tom was not on the Zoom meeting.

The link to vote will be sent after the meeting.

- c) Upcoming sub events – Picnic, Halloween, etc.

For 2021 picnic, the plan is to have a food truck. The date will be September 12.

Most of the food trucks have a minimum that has to be guaranteed. We will have to notify the residents that they will have to pay. The Board will cover up to \$200.

We will add questions to the survey.

- d) Dog complaints – Anonymous Letters/Complaints.

The Board heard from a resident who received an anonymous letter regarding his dog.

How do we get the message out to the people on this course of action? It is important to have those conversations and we can add to the newsletter. Improved communications among neighbors. Add a message to the Facebook pages and NextDoor.

Increase in deer population – What can we do about it? The City of Rochester Hills Deer Management Committee. Their info and reports can be found at:

<https://www.rochesterhills.org/government/committeesboardscommissions.php>

Add to the newsletter; DO NOT FEED THE DEER

Bat population – check with what the City is doing

Meeting Adjournment – 9:17 pm