

**Rochdale HOA  
February 10, 2020  
Rochester Hills City Hall**

1) Call to order – 7:13 pm

2) Roll Call

Board Members in Attendance

Tony Craft, Trisha Cox, Chris Gadulka (phone), Warren DeWitt (phone), Joel Morris, Tom Greaves, Rick Wagener

Members in Attendance

Kip Serota

3) Approval of minutes from the December 2, 2019 (sent via email) and approved by email.

4) Officer Reports

a) President

Board Requests: Lot 30 initial contact for information on building in Subdivision. Kip Serota presented his plans for Lots 30. The Board reviewed the plans which included reviewing the design of the home and setbacks. Motion – Rick Wagener; Tom Greaves – Seconded; All – Approved; Board approved the plans for Lot 30.

b) Vice President

Tree work proposals (4 projects) – Need approval (see Warren’s email); Motion –Joel and Rick (seconded)

The tree work proposals are in. We received bids from Wendel Tree, Falling Oaks Tree Service and Eager Beaver.

The request read as follows:

Rochdale Homeowners Association is requesting quotes on the tree work listed below. Park area is located across from 327/355 Rochdale Dr. S, Rochester Hills, MI 48309. Quote(s) must be submitted with proof of insurance, including workman’s compensation. Quotes are to be submitted no later than January 27th, 2020. Please email quotes to warx2en@hotmail.com. If you have any questions please feel free to contact me at 248-417-9267.

**Project 1:**

Remove dead spruce tree south of the parking area.

Additional cost to grind stump.

Remaining ten (10) spruce trees along east and north side of the pond (large spruce south of pond is not included) elevate to 8' and remove lower deadwood up to 12'.

Prune and deadwood large maple tree adjacent to spruce removal.

**Project 2:**

Remove all under brush, vines and fallen deadwood in area around the cottonwood trees west of the parking area. (Poison Ivy Vine growing on trees may remain, wild grape vine to be removed) All stumps pulled, no grinding allowed.

Also prune and remove storm damage from redbud near N.E. corner of parking area.

**Project 3:**

Along west property line/wood line remove invasive tree, larger marked with orange dot. Fallen marked trees and wood piles from previous removals. Removals will stop on south edge of wood line at S.W. corner. Grind stumps 6-8" below grade.

Include removal of 3 small branches from sassafras tree north of swing set to provide 10-12' elevation over turf area.

**Project 4:**

Remove two large declining spruce trees along Rochingham Dr. Both are west of the fire hydrant. Grind stumps 6-8" below grade and remove stump chips to grade level.

Additional cost to remove all stump chips, backfill with topsoil and seed.

**Notes:**

All debris to be hauled away. Stump chips will remain unless specified for removal.

Contractor responsible for turf restoration if damaged.

Post at west opening of parking lot fence can be removed to allow for truck access if needed.

The totals came in as follows:

Wendel: \$9750

Eager: \$4300 w/o #2 (Declined on #2)

Falling Oaks: \$4000 if work is accepted.

My vote is to move forward with all of the Projects and go with Fallen Oaks. I know the owner and feel they will do a good job. I don't always feel lowest price is best option, but Wendel is much higher and Eager Beaver does not want to do all the work.

Play structure mulch – Need approval (see Warren's email); Motion – Tom; All voted yes.

Install mulch around play structure.

Was quoted \$720 plus tax to install 18 cubic yards of playground grade mulch.

Tri-County Aquatics – First treatment for 2020 has been taken care. The permit has been taken care.

Lawn care proposals will be handled in the spring.

c) Secretary

Newsletter – Dues and social media updates

d) Treasurer

Year end Summary: \$570 Profit – 2019

Dues: 77 of 110 have paid to date; 6 delinquents; 2 liens – Vollrath (\$2614); Lewis (\$190)

Action Item: Other four are just from last year – Rick will be send a reminder letter

5) Old Business

- a) Park Lights – new lights are up. Thanks to Tom and Rick for installing. We will be saving money.
- b) Traffic Study Timeline – What do we need to do and by when? Check with Warren.
- c) 1497 Orchardale/Walton – Unclaimed vehicles
- d) 1468 Gracedale – Letter from the Board. Rick to draft and send to the Board for review.
- e) Dual Axle Trailers – Add to the newsletter; Tony to visit in the Spring
- f) Board Meetings – Week of May 4, Week of June 15; September TBD
- g) Little Library - \$300 via Rochester Public Library; Board to build it.
- h) Pollman – Currently out of town for the dog training; the fence has not been put in yet.
- i) 202 Rochdale – Board has put City Council blight complaint on hold based on the information that the Chapman siblings are in process of having the resident evicted.

6) New Business

- a) No new business not already covered in the meeting minutes.

Meeting Adjourned – 8:16 pm

Meeting minutes submitted respectfully by Trisha Cox.