

APPROVED

Tamarack Trails Community Services Association

MAINTENANCE, SAFETY AND SECURITY COMMITTEE

MEETING MINUTES (for review and approval)

March 14, 2023 4:00PM Clubhouse

MC Members Present

Sharon Genthe (Chair), Julie McLaren, Eileen Kramer, David Reed, Rosemary Stenback, Chris Harpe

Member Not Present

Charley Elson

Also Present

Stacey Haberman - Association Manager, Angie Swan - Landscape Supervisor, Jayne Meyer – BOD Liaison, Jim Waeffler – NGT Rep, Janet Hirsch, Jean McCubbin, Paulette Harder, Pam Jesian, Wayne Koska, Georgiana Koska, Charyl Terrell,

- I. Call to order at 4:00
- II. Review minutes of February 2023 meeting. Only correction is spelling of Stenbeck to Stenback. It was moved by Chris and 2nd by David. Approved.
- III. No Community Correspondence
- IV. Manager's Report – Stacey
 - A. Pesky flying squirrel is hopefully gone with the addition of one-way doors.
 - B. Three painting proposals have come in from Thrift, Warden & Sons and Genesis
 - C. New bid from Zeigler Landscaping superseding the lower bid approved by the BOD. This bid is double the original, prompting further inquiry by Stacey to find out what changed. Going forward all subcontractor meetings will be attended by Stacey.
 - D. 3 proposals for maintenance building garage doors were submitted. The doors are a safety issue and beyond repair. David moved and Julie seconded

to approve the bid for between \$4694.00 - \$5214.00 from R&R Doors. Motions approved. The bid was moved on to the Finance Committee by Sharon

- E. Stacey will be meeting with Jeffrey from David J. Frank regarding swale maintenance and outstanding issues.
- V. Landscape Supervisor report – Angie
 - 67 Work Orders
 - 27 Grounds Requests
 - 2 students will be hired to work during break
- VI. NGT Update – Jim
 - A. NGT asked to coordinate with Welcome Committee to include information to new residents.
 - B. Pam Jesian proposed a trial Flawn Seed application in an area where grass is sparse to the west of her home. Her neighbors approve. Eileen moved and Chris seconded that MC supports and recommend BOD approve Pam’s proposal. Motion approved.
 - C. Pam Harder spoke on Low Mow May, which will be implemented at her home on Mountain Ash.
 - D. Wayne Koska will be photo documenting the No Mow May/Low Mow May project. Jean MacCubbin spoke about signage and communication of project. Some discussion regarding the possibility of asking for a budget for these projects. Eileen moved and Julie seconded that the BOD approve No Mow May and Low Mow May for 2023. Motion approved.
- VII. Report on Relevant Board Action – Jayne
 - A. BOD to look at temporarily approving Don Haasl proposal to self-insure sewer lines and laterals. Homeowner is responsible for valves and accessory parts.
- VIII. Old Business
 - A. Chimney update – Everyone was happy with the chimney checkups. Fox found very few problems and few chimneys needing new caps. Fox will bid on tuckpointing the Clubhouse.

IX. New Business

- A. Chris reported on possible changes to ice dam policy. Committee to further review, but it looks like only grammatical errors need to be changed.
- B. Stacey presented information on AED details. The cost for one would be roughly \$1550. Questions as to where to place one for best access especially when the clubhouse is closed. It needs to be protected from weather and possible vandalism.
- C. Sharon reported that we look at upgrading cameras in the maintenance area. We have one inefficient trail camera. More information needed.
- D. It was decided that a good group project for better rates would be window washing. Eileen agreed to look into subcontractor and rates.

ADJOURNMENT

Moved and seconded that meeting adjourn. Passed.

NEXT MEETING, TUESDAY, APRIL 11, 2022