

PHASE V NEWSLETTER



Clearview Property Management
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Email office@clearviewmi.com
Fax 810-458-6067

BOARD OF DIRECTORS

President Bill Charles
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Member at Large Judy Keeling

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News Distribution Joanne Dettore
Coffee Hour Deane Carter
Sign Painter Evelyn Rouse
Light bulb Mgr Peggy-Tom Booker
Gardener Judy Keeling
Gardener Marge Stefanski
Librarian Rose Passage
Pool Manager Katy Kay
Pool Manager Mike Shelton
Sunshine Corner Dottie Saunders
Sunshine Corner Faith Phee

BENEVOLENT FUND COMMITTEE

Char Elliott & Judy Keeling
..... 231-818-0162

ColonialAcresPhaseV.com



ENJOY A SAFE JULY 4TH

DAY TRIP JULY 16

BOAT RIDE AT KENSINGTON PARK



Enjoy a leisurely cruise on Kent Lake aboard the Island Queen III. You will be charmed by nature's sights and sounds as you tour the picturesque lake on this 46-passenger pontoon boat. Capture panoramic vistas as the boat meanders around the lake, among islands and bays, and discover the interesting history of Kensington Metropark. Chance upon mute swans, Canada geese, mallard ducks and cormorants, and an occasional osprey. On a summer's day, look for turtles basking in the sun. Cost is \$4 per senior for the boat tour.

After the boat tour those interested may join up at Bakers for a late lunch. Cost is individual for lunch.

Meet time for this fun day is 12 noon at the Clubhouse on July 16th.

There is a sign up sheet in the Clubhouse for this event. This is to help with a count for boat space needed, also to assist with ride sharing.

**Clubhouse Committee
Elections
at the July 10 Meeting
9:30am**

Colonial Acres Phase V Meeting Minutes 6.13.2018

Call to order at 6:00pm the regular membership meeting of Colonial AcresPhaseV, Inc. at CAV clubhouse. Conducted a roll call. The following persons were present: BillCharles, CindyChristiansen, JudyKeeling, JohnMcGraw, Phil Garlow and Stacy Klabak

Approval of minutes from last meeting. Approved – available in Newsletter.

Financial Report for prior month – Stacy Klabak

Financial report – 5 months ending May 30, 2018. 1stCindy, 2ndJohn, Approved. Pool expense came over projection due to opening and repairs. Delinquent accounts tabled for closed meeting discussion. Replacement Reserves figures general fund at budget expectation and Vinyl Siding Fund could be doing better but still have through Sept. Bill: Point made to discuss adjusting budget numbers to reflect changes for the concrete and asphalt. Judy requested this be moved to closed meeting for further questions and understanding of changes. Bill agreed and all approved.

Management Report – Stacy Klabak, Clearview Property Management Services

1A. OneUnit(62401-4 Raleigh Ct.) listedforsale\$109,000Ex.

2A.Foreclosure unit (82-1) has been readied for listing. Unit is a basic (Bill) with unfinished basement but will have all new flooring and appliances. Bill and Cindy to schedule a walk through for review and price discussion before listing. Jim Reuschlein to accompany.

Paint scheduled reviewed and approved - Vinyl installation schedule reviewed and approved (1st by Judy, 2nd Phil) for 9 buildings for 2018 (56, 57, 58, 59, 60, 61, 62, 63, 64.) Work to begin Sept and continue through Nov. Posted in clubhouse for members.

Concrete work begun for the season and bid/pricing was provided to board as attachment for a total cost of \$14,889. Spring inspections were completed and scope of work to choose for the year is in process.

Third year of geese program. Three active nests for 16 eggs. Member inquiry (75-1, Louann Lansn) as to what more can be done to deter them since the “poop” is disgusting. Bill explained highlights of the program and extent of our active participation. Stacy also noted the extent of the requirements. Phil noted the improvements already being seen. JR is working on the communication with local apartment community that is also dealing with issue. Hopes to coordinate efforts.

#4 listing of all contracts in place. Extra billing for April - \$4,036.90

Open issues: Lewis Brothers Landscaping discussion on repairs from winter damage, moving of cars and system for being mindful to have your vehicles out of the way (but not too early that people park in areas that also need clearing for neighbors) and how we might be able to get volunteers to assist or be subject to fines. Salt or material will be replaced to avoid the sticky material seen this last year. Switching is expected to increase the cost. Bill also talked about conversation with Rob (Lewis Brothers) about people in need of a battery jump in the winter and their ability to assist when needed.

Bill talked of buildings being looked at for possible rocks/pavers/stones or built up to minimize damage from lawn crews trying to maintain the grounds and edging. This would be something to look at and budget for the 2018/2019 budget.

New business/discussions of membership

PGarlow discussion on possible street sweeping, discussed further in closed for prices Reuschlein to review. Judy – Courtyard tours for June 23rd at 10:30 am - encouraged participation. Refreshments will be offered. Inquiry about possible volunteers to water plants – main garden and hose at clubhouse. Kudo's out to Marge for a Fabulous job.

70-4 Susan Williamson: Trees behind place are so tall can we get them capped? It has been 17 yrs since done. JAMIE to look at

141-6 Helen Marvin: Mudhole then dry like dessert. Area needs to be thatched or seeded behind unit before telephone bldg. Jamie to look into.

149-1 Jerry Valentine, Chris, Sue ad Sheron: Behind lot, needs work. Trailers (Jamies Husband)

Bill Charles to all, the board and Clearview will take a look and see what has been done in the past to work on solutions and possible obstacles of part of property not being CAV. Jerry: Mess has been there 6 years, weeds grow and foxes come into area. End unit is like a dump. Two evergreens put in and just dumped to die. Paul to meet with Jamie to review drainage.

Jerry Valentine: Profits on casino trips, 50/50, corn beef etc. What and where is the accounting for the clubhouse profits on these? Asked for information and was directed to the BOD. Bill Charles: we will get the information posted so we will get with clubhouse committee.

Building 149 & 140: maintaining the area, trucks, dumpsters.120-6 Paula Rhodes: 17 year problem on Florida room flooding. Board advised she talk with Jamie due to the room is owner responsibility and during purchase diligence needs to be done on purchaser. Jamie & Paul to also review drainage.

CAV minutes cont.

Marge Banitis: Arlington Circle Curbs in complex, Field property & sprinklers in fields

Dog poop bags – why can't we have someone maintain this – problems in 1-4 and they have stations.

Board went over each item and talked about the curbs (Judy & Bill) pros and cons along with changing the scope of property and still having possible damage from plowing – cost factor and what these wants list will do to monthly fees.

Judy Stephans – flood in basement over weekend at 8:30 am had fast response, respectful work and done same day. Very thankful.

62-5 Rosie: 2 years trying to get concrete taken care of. Needs sidewalk not the gravel that makes use of electric cart difficult. Not wheelchair assessable, can't get mail.

It was explained that we have mail delivered for those that need that service from the postal workers. If we start changing out gravel, we will have to do all and raise monthly charges.

92-4 Jodi: Patio blocks. Requesting cement approval for her to have poured. Bill advise she does not need special permission for that and can proceed.

Adjournment Bill adjourned. Minutes submitted by: Kelli Reuschlein/Stacy M. Klabak Minutes approved by:

Colonial Acres Phase V Clubhouse Committee Meeting June 12, 2018

The meeting was called to order at 9:30am.

The treasurer's report was read and approved, with a note that four unpaid ads are outstanding.

Old business included updates on maintenance: the new sink installation has been completed by John McGraw and looks great. The table on the pool deck has been refinished and the donated umbrella looks great with it. Thanks to Alice and Bob Ciszewski the deck chairs have been power washed.

The pool heater has been ordered, but has not arrived, but the pool is open for polar plunges.

We are in negotiations with a candidate for Advertising Sales Manager and Debra will be talking with him shortly. We also discussed some changes to how graphics will be handled.

Elections: Nancy Page has put her name in for Treasurer, and Judy Keeling has asked to be considered for the position of Activities Director.

Jane Severn requested that we consider having an 8 week class (free) 1 hour per week presented by Providence called "A Matter of Balance", a program on reducing risks of falling as we age. This was approved and she will call to schedule it.

We also approved having Richardson Carpet Cleaning clean the carpeting for \$65 and one year's worth of advertising. It will be scheduled and posted, the clubhouse and pool will be closed to allow the carpet to dry.

We approved having pinochle on the calendar for 1pm and 7pm on Wednesday.

The meeting was adjourned at 11:00 am.

Respectfully submitted,
Gary Williams, Acting Secretary

Happy July 4th



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- FREEDOM
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- FRIENDS
- RED
- INDEPENDENCE
- STRIPES
- STARS
- AMERICA
- FIREWORKS
- LIBERTY
- WHITE
- PARADE
- FAMILY
- FLAG
- UNCLE SAM
- BLUE
- HEROES

Independence Day

Almost 100 years after the Declaration of *Independence*, in 1870, July 4 was made an official holiday by Congress. Fireworks are a major part of the celebrations because the first *Independence Day* celebration on July 4, 1777, saw Americans gathering to watch as the sky illuminated to cele-

Letter from the Clubhouse Chair

In order to effectively solve problems, it is necessary for residents to utilize proper channels of communication.

If you want something in the newsletter, email your request to our newsletter editor, Debra Staebler at dstaeb04@yahoo.com.

If you have questions or concerns about clubhouse matters, come to the meeting, which is the second Tuesday of the month at 9:30.

A Board meeting is not the place for clubhouse issues, but rather matters pertaining to the operation and maintenance of Colonial Acres as a whole.

Sincerely,
Connie Williams

Bits & Pieces

POOL heater is working.

July Day trip is Monday 16th, to Kensington Park for the boat ride. Depart at noon from the Clubhouse. Lunch following.

FIREWORKS ARE NOT ALLOWED ON COLONIAL ACRES PROPERTY.

Clubhouse carpet cleaning July 18th, no events in pm.

Clubhouse Rentals & Events

Friday, July 6, R

Sunday, July 15, R

Sunday, July 22, R

R = Rental



COLONIAL ACRES PHASE V SECOND ANNUAL GARDEN WALK WAS A HUGE SUCCESS

We would like to thank Judy Keeling for organizing and facilitating our courtyard walk. There were 16 people enjoying the walk viewing 18 lovely courtyards.

A free will donation was collected of \$80, which will be used for Phase V grounds flowers next year. Thank you again Judy for a fun time.



If you are a regular pool visitor then you may have noticed some of our pool furniture becoming old and broken. For safety reasons a few had to be discarded this season. Some chairs have been replaced, but we could use a few more lounge chairs and maybe some side tables. If you are interested in donating funds all you need do is place your donation noted for "pool furniture" in the suggestion box. This is a secure box. Or contact the Clubhouse Chairperson.

Some good parents taught their children "If you don't have something good to say don't say anything." Too bad some parents didn't.



Phase V RESIDENT DIRECTORY

Deadline July 21, PLEASE HELP US UPDATE THE RESIDENT DIRECTORY

Please fill in all fields below

Directory information includes: name, address, Building #, Unit #, phone number.

Newsletter lists birthdays each month.

The Resident Directory is issued to Colonial Acres Residents Only.

Email addresses will be for [Colonial Acres Residents Use Only.](#)

MEMBER(S)NAME: _____

EMAIL ADDRESS:* _____

ADDRESS: _____

BUILDINGNO: _____ **UNITNO:** _____

[PHONE\(S\):*](#) _____

BIRTHDAY(S):* _____ **ANNIVERSARY:** _____

***If you do not want this info in the directory or newsletter-write-
"OFFICEONLY"**

Submit this form to:

Deposit into the Clubhouse Suggestion Box

E-mail to: johnjmcgraw@att.net

Fax or Call: 248-437-4909

**mail: Phase V Clubhouse
25865 Jamestown Ct.
South Lyon, MI 48178-1072**



Music is in the air this July
Bring family, friends, blankets, & chairs and enjoy the cool summer evenings

This Photo by



Right in our backyard on Friday evenings is
Music in the Park at the Gazebo in **McHattie Park** from 7-8:30
7/6 Creole du Nord, Louisiana Cajun
7/13 Aral Sea Diver, 1920's Swing
7/20 San, Emily, & Jacob, Electric Guitar
7/27, Randy Brock Group, Classic Blue Rock



Just around our corner, at beautiful Kensington Metro Park
The **Michigan Philharmonic Orchestra** will be playing on **Saturday July 14**. This is a spectacular free outdoor concert, 5 p.m. food vendors open & 7:30 the concert begins. Enjoy the musicians while enjoying the beauty of Kensington Park. This year the music theme is **Rock Pop & Soul**. The Philharmonic will be joined by vocalist Lonnie Reed who will sing medleys from Stevie Wonder, Lionel Richie, & Michael Jackson.



Milford Summer Concerts at Central Park on Thursday evenings
7/5 Dr. Pocket, 10 piece Rhythm & Blues Band
7/12 2 XL Band, Rock & Roll
7/19 Fifty Amp Fuse, music from 60's, 70's, 80's, 90's, & now
7/26 Toppermost, Beatle Tribute

ATTENTION ALL RESIDENTS

In light of recent occurrences, we are asking all groups and individuals that use our clubhouse to assume the responsibilities of cleaning up, turning off lights, turning the thermostat (down in heat mode) (up in cool mode) and securing all doors when leaving.

Failure to perform these duties will result in groups or individuals being banned from using the clubhouse.

We don't want to resort to collecting a cleaning deposit from each group (for the year).

Tick – Tock – Tick

By Denise Semion

Warm summer days beckon us to enjoy the sights, smells and sounds of the great outdoors. In addition to protecting against mosquito bites, the Oakland County Health Division reminds us to protect ourselves against ticks as we spend more time outside. Lyme disease is an illness caused by a bacterial infection transmitted by a tick bite. According to Michigan Department of Health and Human Services (MDHHS), there were more than 300 reported human cases of Lyme disease in Michigan in 2017.

“Residents are urged to protect themselves against Lyme disease and other tickborne diseases by avoiding tick bites.” said Leigh-Anne Stafford, health officer for the Oakland County Health Division. “If you find a tick attached to your body, quickly remove it, watch for symptoms, and contact a medical provider if you experience symptoms.”

Symptoms include fever, rash, muscle and joint pain, dizziness, and/or a bulls-eye rash. Treatment in the early stages of Lyme disease usually leads to complete recovery.

Ticks travel on their hosts and can be found in many places outdoors, including parks and backyards. Using precaution in areas most likely to be infested with ticks, such as wooded or grassy areas (especially where deer and other wildlife are present), is the best way to avoid potential infection.

Reduce your risk by:

- Wearing long-sleeved shirts; light-colored, long pants; and closed-toed shoes.
- Tucking shirts into pants and pants into socks.
- Applying insect repellent containing DEET (20% - 30%) or Picaridin to exposed skin and to clothing.
- Applying permethrin to clothes and shoes (do not apply permethrin to skin).
- Avoiding contact with overgrown grass, brush and leaf litter.

Protecting your pets as well, as they can come into contact with ticks and carry them into your home.

Check your entire body for ticks immediately after leaving outdoor areas likely to have ticks, and take a hot shower as soon as possible. If you discover a tick attached to your skin:

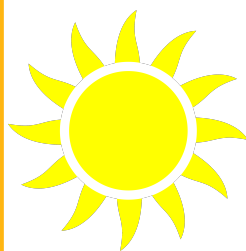
- Grasp the tick with tweezers as close to the skin as possible.
- Pull gently but firmly, but do not squeeze the body of the tick.
- Try to pull the tick out without leaving mouth parts embedded in the skin.
- After removing the tick, wash hands and bite area thoroughly with soap and running water.

Apply an antibacterial cream to the site of the bite.

Michigan citizens can submit ticks to MDHHS for identification and possible Lyme disease testing, free of charge. Residents can also send electronic photos of ticks to the MDHHS for identification to MDHHS-Bugs@michigan.gov. For more information on how to submit your tick and/or photos, visit Michigan.gov/lyme.

Happy July Birthdays

1..Mary Mcgahan
 1..Ruthie Muir
 1..Carl Zenoni
 2..Jackie Bell
 2..Mike Campbell
 2..Shirley Mcintosh
 3..Marilyn Smith
 5..Beverly Jennings
 6..Linda Leslie
 7..Patrick Cenkner
 7..Ruth Estes
 7..Darlene Pruneau
 7..Diane Skiba
 8..George Birchmeier
 8..Mike Giordano
 9..JoAnne McCurdy
 11..Richard Fineout
 13..Patti Dooley
 13..Mary Lou Downing
 13..Shirley Stander
 14..Barb Begian
 14..Denise Hathorne
 14..Irene Rivera
 14..Bob Tyler
 15..James Allen III
 15..Susan Brown
 16..Sabrina Paffumi
 17..John Bell
 17..Polly Burton
 17..Hazel Campbell
 17..Lela Detrich
 19..Dorothy Arends
 20..Terry Mae Berecz
 20..Ken Cummings
 20..Heidi Strecker
 20..Judy Wisner
 22..Gene Jarvi
 23..Pam Pulter
 24..Rich Alkire
 24..John Callaghan
 24..Paul Keeling
 25..Sharon Rieden
 25..Theresa Schaar
 25..Barb Sena
 26..Dorothy Hill
 27..Gary Campbell
 28..Shirley Salvador
 29..Pam Krawiec
 30..Lori Fletcher
 31..Marilyn Steinke

**Sunshine Corner**

Help bring a ray of sunshine to a neighbor who may need a get well word. Dottie Saunders and Faith Phee will send a card to lift the spirits of those who have not been feeling well. But you have to help by letting these ladies know who needs a note that says we care.

Call Dottie at 248 446-4005 or Faith at 313 418-0067.

Phase V Directory Updates

It is important to keep an updated directory of residents. Please complete the form on page 6. Your information will not be listed if so requested. This information is used for emergency situations so please complete and submit your updated info. Thank you.

Clubhouse Carpet Cleaning Notice
Wednesday, July 18th after 3pm
Events for this pm need to meet elsewhere.

Say Hello To New Neighbors ...

George and Denise Birchmeier 62292 Yorktown 248-207-2773
 Joan Larkins 61961 Yorktown 248 573-7606

Kim's Corner Recent Sales Activity

| | | |
|------|----------------------------|-----------|
| ACTV | 25831 LEXINGTON Drive | \$105,000 |
| ACTV | 25121 HERITAGE CT | \$115,900 |
| PEND | 61961 YORKTOWN | \$94,900 |
| PEND | 62178 Ticonderoga #2 | \$99,900 |
| PEND | 25748 Lexington Dr. | \$108,000 |
| PEND | 62401 Raleigh #4 | \$109,800 |
| PEND | 62177 TICONDEROGA #5 | \$122,500 |
| SOLD | 62361 Arlington Circle # 5 | \$121,500 |
| SOLD | 25832 LEXINGTON Drive | \$125,000 |

JULY 2018

| Sunday | Monday | Tuesday | Wednesday | Thursday | Friday | Saturday |
|--------|---|---|---|--|---------------------|---------------------------------|
| 1 | 2 8:30 am Coffee Hour 12:30 Card Party Bridge 7 pm Card Party Poker 7 pm Card Party Euchre | 3 1-5 pm Billiards 6-9pm Hand & Foot 7 pm Card Party Holdem | 4 Independence Day 10:00am needlework 1pm Pinochle 7pm Billiards 7pm Pinochle | 5 10:45 am Line Dance 2pm Buckboard 7 pm Card Party Euchre | 6 RENTAL | 7 Noor Games and Card Party |
| 8 | 9 8:30 am Coffee Hour 12:30 Card Party Bridge 7 pm Card Party Poker 7 pm Card Party Euchre | 10 9:30 Clubhouse Mtg 1-5 pm Billiards 7 pm Card Party Holdem | 11 10:00am needlework 1PM Board Meeting 7pm Pinochle | 12 10:45 am Line Dance 2pm Buckboard 7 pm Card Party Euchre | 13 7:00:pm Poker | 14 Noor Games and Card Party |
| 15 | 16 DAY TRIP 8:30 am Coffee Hour 12:30 Card Party Bridge 7 pm Card Party Poker 7 pm Card Party Euchre | 17 1-5 pm Billiards 7 pm Card Party Holdem | 18 10:00am needlework Carpet Cleaning at 3pm . No events this pm | 19 10:45 am Line Dance 2pm Buckboard 7 pm Card Party Euchre | 20 7:00:pm Poker | 21 Noor Games and Card Party |
| 22 | 23 8:30 am Coffee Hour 12:30 Card Party Bridge 7 pm Card Party Poker 7 pm Card Party Euchre | 24 1-5 pm Billiards 7 pm Card Party Holdem | 25 10:00am needlework 1pm Pinochle 7pm Pinochle | 26 10:45 am Line Dance 2pm Buckboard 7 pm Card Party Euchre | 27 7:00:pm Poker | 28 Noor Games and Card Party |
| 29 | 30 8:30 am Coffee Hour 12:30 Card Party Bridge 7 pm Card Party Poker 7 pm Card Party Euchre | 31 1-5 pm Billiards 7 pm Card Party Holdem | | | | |

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- Shampoo/Style* - **\$16.15** (Reg. \$19)
- Shampoo/Color/Style* - **\$55.25** (Reg. \$65)
- Shampoo/Perm* - **\$43.35** (Reg. \$51)
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Samantha Murray
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PT, DPT



Amy Waltz
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Lymphedema Certified



Corey McCue
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People w/ disabilities \$1.25 per mile.
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Katy Kay 248 207-7348

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Call me to list.***

Janice M. Raupp

Realtor/Consultant

248-981-6348

JanRaupp@realestateone.com

Real Estate One
346 N LaFayette
South Lyon, 48178



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Colonial Acres Handyman & More

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- 1 box corkscrew pasta
- 3 cups cold water
- 1 cup diced onion
- 2 zucchinis, sliced
- 2 yellow squash, sliced
- 1-pint grape tomatoes
- 1 cup fresh basil
- ½ teaspoon salt
- 1 cup marinara sauce



1. Add olive oil and onions to a 12 inch skillet and cook over medium high heat until softened.
2. Add the box of pasta, zucchini, yellow squash, tomatoes, and basil to the skillet.
3. Pour 3 cups of cold water and salt into the pan ensuring that the water covers the pasta (it does not have to cover the vegetables).
4. Turn the heat up to high and cook for 10 minutes, stirring regularly, until the water is absorbed.
5. With about 1 minute left add the sauce then remove the skillet from heat and top with cheese. Serve immediately.

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