

COLONIAL ACRES PHASE V NEWSLETTER

Volume XXXIii Issue 12

DECEMBER 2020

Phase V website:

colonialacresphasev.com

Clearview Property Mgt. 810-458-6065

Emergency Maintenance 810-410-7827

Email: office@clearviewmi.com

Fax: 810-458-6067

BOARD OF DIRECTORS

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Member at Large	Katy Kay

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Gardener	Marge Stefanski
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Librarian	Shirley Estes
Pool Mgr.	OPEN
Sunshine Corner	Dottie Saunders
Sunshine Corner	Faith Phee

BENEVOLENT FUND COMMITTEE

Barb Kibler 734-218-1277

Newsletter email: gj.poirier@gmail.com

**Newsletter deadline to submit items is
the 15th of each month.**



COLONIAL ACRES PHASE V

11-11-20 BOARD MEETING MINUTES

1. Meeting was called to order at 1:00 pm. Bill, Cindy, Katy and Susie were present from the Board. Jim Reuschlein represented Clearview Management. Pledge of Allegiance was said.
2. Approval of last meeting minutes was motioned by Susie and seconded by Katy. Cindy, Katy and Susie voted to approve.
3. Jim gave the Management Financial Report. Cindy made a motion to approve the report and seconded by Katy. Cindy, Katy and Susie voted to approve the report.
4. Jim gave the Management Report. Susie made a motion to approve the report and seconded by Katy. Katy, Cindy and Susie voted to approve the report.
 - Tax Tribunal was postponed to December 8, 2020.
 - Deck and railings will be a composite and done in the spring.
5. Veterans Day was recognized and "Thank You" goes out to all of our Veterans!
6. **Old Business** – Comcast contract was discussed. This new contract will last 10 years. We will receive \$100 per unit per door fee. Free installation for the first 90 days. Comcast will be advertising Colonial Acres Phase V. 2-year personal contracts are available. Susie made a motion to accept this contract and was seconded by Cindy. Approval to accept this contract was voted by Cindy, Katy and Susie.
 - Paul's Plumbing was discussed. Members must sign a form when their Boiler or Furnace is inspected or cleaned. This will be a 3-year contract. Clearview Management will decide the start-up and winterizing dates. Watering time will be reduced. Katy made a motion to approve and was seconded by Cindy. Approval to accept this contract was voted by Cindy, Katy and Susie.
 - Clubhouse electronic entry system was discussed. An entry card will be issued to each unit. An additional card can be obtained with a fee to be determined. Lost cards will be charged a fee also. This company, Sonitrol, will be controlled via computer software. Susie will handle the install and monthly up keep. A motion to accept Sonitrol contract was made by Katy and seconded by Cindy. Cindy, Katy and Susie voted to approval the contract.
 - Opening the Clubhouse to members only was discussed. A commercial sanitizer will be purchased as well as a hand held thermometer. For December, only the Clubhouse meeting has been approved to be indoors. The Board meeting in January will determine if anything else will be allowed.
7. **New Business** – **Budget** discussion 2021. The Clubhouse entry lighting will be replaced along the driveway. with an electronic, double sided sign. The signage will be controlled via a computer program.
 - There will be a \$5.00 increase in our monthly carrying charge starting in January.
 - There will be a \$5.00 increase in the sump pump discount.

- Heritage patch paving will be done in the spring. A motion to accept the budget and the above changes was made by Cindy and seconded by Katy. Approval to accept the budget was voted by Cindy, Katy and Susie.
- Should we have more evening meetings was discussed. Due to Covid, this will be discussed next Board meeting in January.

8. Correspondence – Satellite Dishes will be allowed on the backside wall of the bus top. (Inside the courtyard). Motion to approve was made by Cindy and seconded by Susie. Cindy, Katy and Susie approved motion.

9. Board Member Items – “Snow Angels” are here! Any resident who wishes to have their car cleaned off of snow and is 85 years or older, contact Susie B. 248-892-5183. High School Community Service students will perform this service 6-7 am on plowing days.

- Katy inquired if there is any way to earn more money off of our savings? Since the account must remain liquid, it doesn't appear so. Katy will check into this.

- Susie reminds everyone that the bonfires must be 30 feet from the buildings. A fire extinguisher or working hose must be present.

- Susie also cautioned the membership to watch their dogs. There have been attacks lately. Your dog must be on a leash, not just attached to a rope off the deck. Please remember to pick up your dog's poop!

- Bill stated no holes are to be drilled in the vinyl. Stop the violations, as members will be fined. Vinyl hangers are allowed.*

- The following doors will be re-keyed. The 2 bathroom doors, 1 kitchen door and 1 pass thru door are going to be changed. The Board will determine who will get copies of these new keys. If you are no longer in positions that required keys, please turn in your keys.

10. Member Issues – 106-4 asked about non-permanent fire pits or rings. If they are 30 feet from the buildings, they are allowed. Permanent fire rings are not. Feel free to contact the Board if you have any questions.

11. At 2:28 pm, Cindy made a motion to close the meeting. Katy seconded the motion. Cindy, Katy and Susie voted to approve the motion.

Minutes submitted by Susie Brock



* Vinyl hangers, that clip onto siding, may be purchase at many hardware stores in the area.

COLONIAL ACRES PHASE V
OPERATING STATEMENT
TEN MONTHS ENDING OCTOBER 31, 2020

	ANNUAL BUDGET	* CURRENT MONTH * BUDGET	ACTUAL	* YEAR TO DATE * BUDGET	ACTUAL	OVER (UNDER)
INCOME:						
5110 Carrying Charges	\$ 1,920,000	\$ 160,000	\$ 168,181	\$ 1,600,000	\$ 1,585,712	\$(14,288)
5410 Interest Income	100	8	2	83	43	(25,649)
5534 Clubhouse Committee Income	0	0	0	0	0	0
5548 Special Assessments	2,000	167	10	1,667	376	(1,291)
5550 Late Charges	200	17	70	167	305	138
5552 N S F Check Charges	2,230	186	0	1,858	516	(1,342)
5554 Legal Fee Recovery	0	0	100	0	100	100
5555 Member Violations	400	33	0	333	0	(333)
5558 Member Repairs	0	0	0	0	0	0
5570 Insurance Recovery	52,770	0	123,175	52,770	228,175	175,405
5580 Transfers From Reserve Funds	0	0	0	0	0	0
5590 Miscellaneous	0	0	0	0	0	0
TOTAL INCOME:	\$ 1,977,700	\$ 160,411	\$ 291,538	\$ 1,656,878	\$ 1,840,876	\$ 183,997

EXPENDITURES:						
6200 Land Lease	\$ 752,380	\$ 62,698	\$ 63,400	\$ 626,983	\$ 624,789	\$(2,194)
6300 Administrative Expenses	93,600	7,417	7,812	78,767	81,664	2,898
6400 Operating Expenses	195,400	47,317	52,098	193,867	183,526	(10,340)
6500 Maintenance & Repair Expenses	658,100	41,758	83,219	553,783	644,846	91,062
6600 Community Facility	7,300	25	772	7,250	20,160	12,910
6700 Taxes & Insurance	101,400	8,425	9,448	84,550	79,361	(5,189)
7300 Debt Service & Reserves	169,500	87,458	91,956	154,583	309,128	154,544
TOTAL EXPENDITURES:	\$ 1,977,680	\$ 255,098	\$ 308,705	\$ 1,699,783	\$ 1,943,474	\$ 243,691

TOTAL INCREASE (DECREASE)	\$ 20	\$(94,687)	\$(17,165)	\$(42,905)	\$(102,599)	\$(59,694)
CASH BEGINNING OF PERIOD			<u>24,306</u>		<u>109,739</u>	
CASH END OF PERIOD		<u>\$ 7,140</u>		<u>\$ 7,140</u>		

FROM YOUR BOARD PRESIDENT

Well here we are to the close of 2020 and the Holiday Season. We are again faced with spreading Covid19 and all the inherent issues associated with this year. The Clubhouse will remain closed to any events including Board meetings and Monday Coffee. As to the clubhouse the new doors are installed. The keyless entry system will be in place soon. With this system each member will be issued a card specifically programmed to your unit. There will be one card issued per unit with one additional card available at a cost to be determined by the board. The old keys will no longer work in any door since all locks are being changed. With this new system we will capture any time someone enters the clubhouse and what unit they live in. From time to time we will change the codes which will require you to have your card reprogrammed. This will offer us a higher level of security at the clubhouse then we have ever had.

Winter is here. With winter comes the snow and all the problems that brings. It is **CRITICAL** that you **not park your cars over the curbs during this time of year**. This frees the sidewalks for clearing snow with snowblowers.

I hope you have a great holiday season that you can enjoy with family and friends. Merry Christmas, Happy Hanukkah, Mawlid el-Nabi and Happy New Year.



Winter parking in Colonial Acres Phase V

We clean the sidewalks and other walk areas with snow blowers. Cars can block these machines from clearing the snow which sets up a hazard for our members.

During winter months **DO NOT PARK YOUR CARS OVER THE CURBS.**

Cars parked over the curb are subject to being ticketed and fines issues to the member



Check out Colonial Acres Phase V web site to keep updated on everything that is happening around the complex, www.colonialacresphasev.com The web site is a great place to be informed in between newsletters. Listed are a few Tabs to keep you up to date:

Meeting Corner: if you have a concern or suggestion for the Board on meeting nite, form to fill out

Forms & Documents: check out all our policies, how to sell or rent your unit, winterizing your unit, rules & regulations, & much more. Most of your questions should be answered here!

Comcast Items: This has all the answers about Comcast coming to Colonial Acres.

Newsletters: Check out past & present newsletters in full color!

Stay informed, know what is going on in our community!



DOT'S CHRISTMAS FRUIT SALAD RECIPE FROM 2017

Dressing:

1 ½ c sugar

½ c flour

1 tsp vanilla

1 ½ c water

1 tsp butter

In large sauce pan combine sugar & flour, stir in water, bring to a boil. Cook until thickens. Remove from heat, stir in butter & vanilla. Cool

While dressing is cooling to room temp combine below In a large bowl;

2 c. halved red seedless grapes

1 c. diced celery

1 c. walnuts

6 c. unpeeled apples

Add dressing, toss gently, & refrigerate.

Serves 8-10

HOLIDAY RECIPE'S FROM THE PAST.....ENJOY!



KATY KAY'S APPLE CRISP FROM 2018

8 Cups sliced tart apples

Place apples in an oiled 3 x 9 inch baking pan & sprinkle with ½ tsp cinnamon

Combine: 1 tsp baking powder 1 ½ cups sugar 1 cup flour

Stir: Egg into dry mixture with a fork

Spread crumb mixture over the apples

Pour: 1/3 cup melted butter over all & sprinkle with ½ tsp cinnamon

Bake: at 375 degrees for 40 to 45 minutes or until apples are done

BITS & PIECES OF INFO



MARY K'S REAL ESTATE CORNER FOR RECENT SALES/ACTIVITY

ACTV	62178 Ticonderoga	Unit #2	\$119,000
ABO	25832 Lexington Dr	Unit #4	\$119,900
PEND	25888 Lexington Dr	Unit #3	\$104,900
PEND	25105 Hamilton Ct	Unit #3	\$110,500
SOLD	25888 Lexington Dr.	Unit #1	\$116,000
SOLD	61961 Yorktown Dr	Unit #1	\$124,999
SOLD	25123 Heritage Ct	Unit #5	\$129,900
SOLD	62341 Arlington Cr	Unit #1	\$129,900
SOLD	25103 Hamilton Ct	Unit #2	\$132,000

Mary Ketelhut
Realtor



Joelyn Gaston passed away in November

Correction on start of fire on Adams Ct. in November:
The fire chief was quoted as stating the fire started on a couch in the basement. Per the family, the final findings were inconclusive on how the fire stated.
Luckily because of working smoke alarms no one was injured in this fire. Remember to check your batteries in your smoke alarms.

SUNSHINE CORNER

Bring a ray of sunshine to a neighbor who may need encouragement or a get well wish. Dottie Saunders & Faith Phee will send a card to lift someone's spirits. **Please contact** one of these two ladies if you would like a note sent that says we care.
Dottie 248-446-4005
Faith 313-418-0067



Benevolent Fund

We live in a very caring community & our Benevolent Fund provides a bit of comfort. Please contact Barb Kibler 734-218-1277 with death notices of residents in Phase V.
Please think of donating \$5 or \$10 to help keep it going. Call 231-818-0162



SNOW IS COMING BE PREPARED!!

It's that time of year we dread here at Colonial Acres! Snow, Snow, & more Snow. So, here's a reminder about moving cars after a 2 inch or more snowfall.

Plowing will begin early morning of Heritage Dr. & all other streets. By 8:00 am the plows will be plowing parking areas. As your street gets plowed the drivers will sound a loud horn to let you know to move your cars to plowed areas so they can plow the parking areas.

Everyone must do their part to make this successful & keep the costs down. If vehicles are not moved it requires hand shoveling which will be at the vehicle owners expense & a fine for violation of rules. **IF you cannot move your car please ask a neighbor or make arrangements to park your car off site.**



Snowbirds & others who leave for the winter make sure you set your thermostat no lower than 60 degrees. **DO NOT** shut off your heat when you leave, the heat **MUST** be left on. You need to leave a key with a neighbor or someone else in the South Lyon area. Notify **the Board of Directors who should be contacted for emergency access to your unit BEFORE you leave.** If your pipes burst & we can't get into your unit not only your place is flooded but your neighbors also.



Hop in your car and head out to one of the many holiday light displays in Michigan. Enjoy the experience from the safety & comfort of your own car as you wind thru the sparkling & magical light displays. Have an unforgettable holiday adventure!

- ❖ **Magic of Lights** is a unique & dazzling drive-thru holiday lights experience to celebrate the season. *DTE Energy Music Center in Clarkston*, 1 ½ miles of lights, \$20 per car, Sun-Thurs 5-10 & Fri-Sat 5-11 from November thru January 2, 2021
- ❖ **The Wayne County Lightfest** is a magical four-mile stretch of *Hines Park*, displaying nearly 50 animated themed displays and more than 100,000 lights from Thanksgiving until the end of the year (closed December 25). The entrance to the Lightfest is 7651 N. Merriman Road, which is on Merriman between Ann Arbor Trail and Warren Avenue in Westland, 2 1/2 miles south of I-96. The fee for the Lightfest is \$5.00 **cash** per vehicle. Masks will be required at the Toll Booth
- ❖ **Rochester's Bright Light Show:** While not solely a Christmas display event, all of the buildings on downtown Rochester's Main Street are covered sidewalk to roof in Christmas lights. The lights can easily be viewed from your car. **PRICE: FREE - DATES:** Nov. 25 through Jan. 5 - **HOURS:** Lights are lit every night from 5pm through midnight. Stores are mostly open until 9pm and restaurants may be open later

CLUBHOUSE NEWS:

Clubhouse Meeting, November 5, 2020

Meeting began at 12::00 with the Pledge of Allegiance.
Patti Dooley was absent from the Board due to illness.

- I. Regretfully, Judy Keeling resigned as Clubhouse Chair effective immediately. Her decision was based on keeping her family safe from Covid. Thank you Judy for all that you have done. We will miss you! Susie Brock will be interim Chair (until July elections). Donna Tilley was unanimously elected as interim Co-Chair. Thank you Donna for volunteering.
- II. Treasurer Report – September total was \$17,864.97. There are a few discrepancies that John is tracking down. Please notify John McGraw or Susie Brock prior to purchasing anything for the Clubhouse. After approval, a receipt must be submitted for reimbursement.
- III. The Pool Manager position is vacant for next year. Please step up and get involved.
- IV. The Clubhouse garbage containers are **for** the Clubhouse use only. It is not for your personal convenience. Please do not dump your garbage in the Clubhouse bins.
- V. Comcast was discussed. Please note that WOW will not be renewing any cable contracts. Nor will they update their system. Wow is going to streaming only. The website, <http://www.colonialacresphasev.com> has a page that explains the cost, different plans, cable, Internet only and streaming. If you wish you can get Basic Cable and pick one Genre for \$15.00/month additionally.
- VI. An Outdoor Winter Carnival was discussed. We are open to suggestions. So far we have making snowmen, eating smores and a bonfire.
- VII. The unknown lock cabinet has been identified and unlocked.
- VIII. Opening the Clubhouse will be discussed once the 3 following items have been addressed.
1) Permission from Clearview & Board to open. 2) All Government Mandates are followed. 3) the front doors are accessible and finished.

Minutes submitted by Susie Brock. Meeting ended 1:30 pm

****** The next Clubhouse meeting will take place inside the Clubhouse. The date is 12-3-20 at noon. Hope to see you there! Be part of your community. Be part of the change!******



Our new Gardener was introduced last month. His name was miss spelled.

Welcome Michael Marchese!



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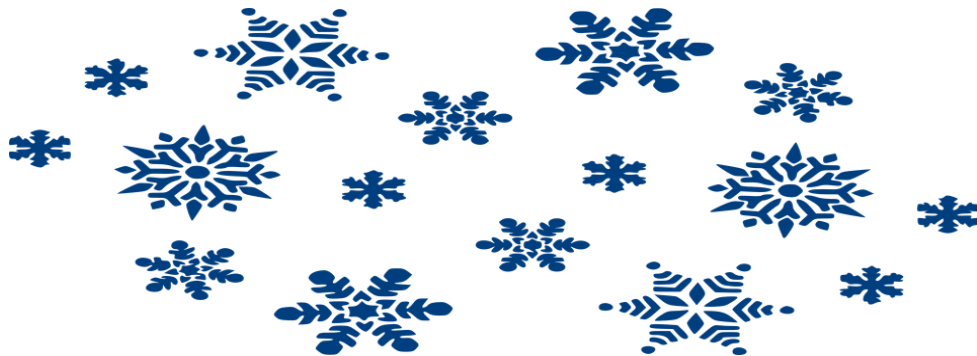
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SNOW ANGELS ARE HERE!

If you are 85 or older you can have the snow removed from your car on "plowing days". Community Service high School students will clean the snow off your car between 6 & 7 am. Contact Susie B. at 248-892-5183. Susie will need your address, building #, unit #, car make, color, & license #.

Depending on the response, we may lower the age requirement. The cars **MUST** be resident owned.

Monday Dec 21 marks the winter solstice this year. I welcome this day, known as the shortest, or darkest day of the year, the point at which I can look forward to a little more daylight as the calendar creeps toward the summer solstice, June 21, the longest day of the year.

Since prehistory, winter solstice has been seen as a significant time in many cultures, marked by festivals and rituals to celebrate the rebirth of the sun. Fire and light are traditional symbols marking the day with the fewest hours of daylight.



Looking back, we had a record snowfall November 11 last year. This year, a big snowfall didn't grace us early November, but we need to be mindful of the weather, and be ready to clean off our vehicles and move them in a timely manner. Please be prepared and remember we all pay for the snow shoveling; the longer the workers are here, the more we pay for their service.

I don't look forward to going out in the morning to move my car. Maybe I'm going somewhere at 11 o'clock – couldn't I just take a chance that the snowplow won't arrive till then? Maybe Bill and I have an appointment nearby at 8 a.m. and we want to assume we'll be back in time to move our other vehicle before the plows come through. Do we ever, ever, take a chance on inconveniencing on our neighbors by not moving our two vehicles? The answer is no. Not ever. Because if we don't move our vehicles, we are inconveniencing everyone around us.

Here are a few suggestions for snow days:

- Be Mindful – You knew last night that it was going to snow. Set your alarm and get up in a timely manner. Look out the window and make a decision as to when to move your vehicle. Clean off your vehicle and move it when appropriate. Don't wait for neighbors to call you to tell you that your vehicle is the last one that needs to be moved.
- Be Kind. Does one of your neighbors need help? If so, can you help them? I've heard residents tell me they move two, three or four extra vehicles for people who are not able to move them. Thank you for being so kind.

I hope this reminder helps us all do a little better at working together to get the streets and parking areas cleared this season. **Happy Holidays!**

WINTER WONDERLAND

S L T D Z P O C A T Q K G R S I Q S F
 Q B F I R E P L A C E H N I M C H N A E
 H W L Q C J G B M S Y I D U W C K Z W U
 A G S I K I V O E F D N L Z L Q Y V S V
 N N C M Z D C I N D D P M H V L R V E N
 U I F H I Z R L E G R L O N G J O H N S
 K Z X A R R A L E A G L N A M W O N S N
 K E B W U I S R G B I E D B D S L Q Y E
 A E W L I C S U D D K G G K S Z M Z Q T
 H R F Y M B S T A S W C Z D D X U F O T
 X F G E Z L G Y M O D T B G W N F O Y I
 P K F K R I S K S A O V Y W P R S X T M
 Q S I C M X T T V I S K K T E Z L U W U
 N B U O F A O M A O G H N M R Z S E T H
 G K U H N O Z D X E F B Q U G T M W F M
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 G N M W O X U T Q U Z Z V N A H U O R L
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 L R N R T W W E A D Y M Q S E F N C C L
 X Y U X F G I D I T Q C A L R V O R P P

BLIZZARDS
BOOTS
CHRISTMAS
EGGNOG
FIREPLACE
FLURRIES
FREEZING
HANUKKAH
HOCKEY
HOLIDAYS
ICICLE
LONGJOHNS
MITTENS
SLEDDING
SNOWMAN
SUGARPLUMS

Crabby Road 1-31-11

BREAKING NEWS!

They're forecasting a wintry mix for parts of the Midwest. My idea of a wintry mix is two ounces of bourbon with a gin chaser. Warms you right up!



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"REPEAT AFTER ME: AT LEAST WE DON'T GET HURRICANES... AT LEAST WE DON'T GET HURRICANES... AT LEAST..."



I TOLD YOU WE SHOULD HAVE MIGRATED

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Maria Scrivan

Don't Miss Saturn And Jupiter's Great Conjunction on the Winter Solstice

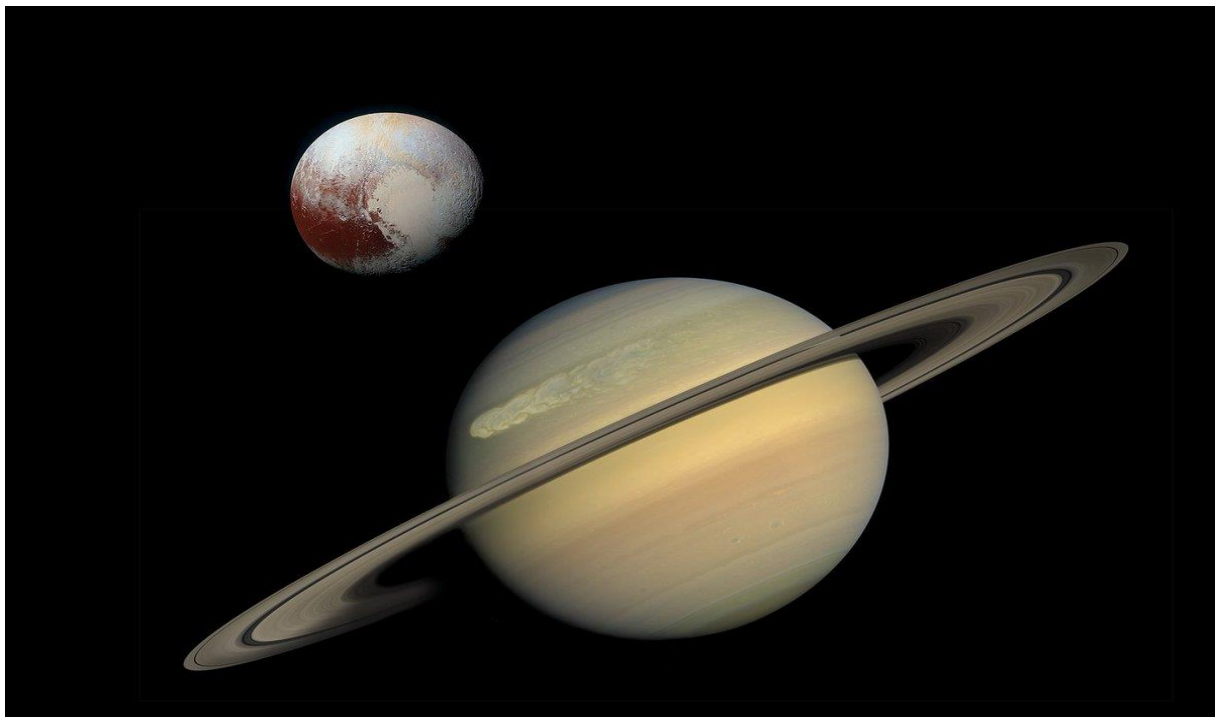
In 2020, sky gazers were treated to meteor showers, a new comet, and a Halloween blue moon. One of the last major astronomical events of the year is set to fall on the night of the winter solstice. On December 21, look up to catch Saturn in conjunction with Jupiter.

In astronomy, a conjunction occurs when two planets appear exceptionally close in the night sky. Two of our solar system's gas giants will share a celestial "kiss" on the longest night of the year. The rare meeting of Saturn and Jupiter is known as the "great conjunction" by astronomers.

Though conjunctions between the planets are fairly common, Saturn and Jupiter only get together once in a generation. Their last conjunction happened 20 years ago in the year 2000. Even if you were around for the last one, 2020's planetary meet-up is worth catching. Saturn and Jupiter will come within 0.1° of each other, or about one-fifth the width of a full moon. The last time the two planets came that close was in 1653, and they won't match that proximity again until 2080.

Saturn and Jupiter have been inching closer throughout October and November. You can find them now by looking for Jupiter, currently the brightest planet in the night sky, right after sunset. Saturn will appear just east of Jupiter as a dimmer planet with a golden hue.

As autumn wanes, the two planets will gradually bridge the space between them until they reach conjunction on winter solstice. On Monday, December 21, the planets will be so close that they may form a coalescence. That happens when the light from two planets appear to shine as a single star. When that happens, the super-bright body will be easy to spot.



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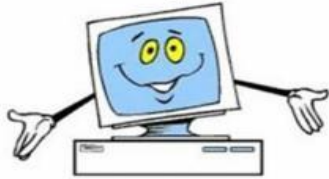
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		1	2	3 Clubhouse mtg noon inside the clubhouse, wear your mask!	4	5
6	7	8	9	10  <i>Happy Hanukkah</i>	11	12
13	14	15 ****Newsletter deadline****	16	17	18	19
<u>20</u>	21 	22	23	24	25 	26 
27	28	29	30	31 