



News To The Pointe

Volume 2016-2
December, 2016

Hunters Pointe Newsletter

Message from the President

I hope all had a great summer, we sure had our fair share of warm weather. We had three long term Board members Maurine & Don Killing (Land Manager) and Dorothy Kay (COHO and Directory) move this past summer so we want to thank them for their many years of service and wish them well in their new homes. Recently, we voted on some new Board members. For a complete list, see page 4.

Also, I would like to offer very a hearty thanks to Jeff Aleman who has been our Treasurer for the past twelve years. Jeff has done a wonderful job keeping us in business, as they say, and always watching out for our best financial position. While Jeff is "retiring" from the position of Treasurer, he is available to assist Diana Rose as necessary to keep us in the black.

We have engaged a Law firm, that specializes in Homeowner Associations, to help us with dues collections and other legal matters.

The subdivision has had a good number of homes turn over in the past year so if you have a new neighbor please inform them about our HPHA Website so that they can be informed and updated about all HPHA events.

And finally, I would like to thanks Rick Ketko for the hard work he has put in over the past few years.

Thanks again to all the residents of Hunters Pointe for making this a great place to live!

Howard Nudell

Hunters Pointe's Own Oktoberfest

The Hunters Pointe Social Committee orchestrated a second social event for the 2016 season. The Oktoberfest event, which was a huge success, took place October 8th and was highlighted by a chili cook-off. Crockpot sized portions of the contestants' favorite chili recipe were provided for all to sample. The winning chef was none other than Board's own Nicci George. She was crowned Hunter's Pointe 2016 Chili Chef of the Year!



Additional food items were provided by the subdivision social committee such as hot dogs, cider, donuts, and smores!

Tasty adult beverages were shared for the craft beer themed event



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Subdivision Lighting.....still left to do

We all know the subdivision members voted overwhelmingly to start adding street lighting to the subdivisions streets. This process turned out to take quite a bit longer than we all thought. One final hurdle required is the approval of 66^{2/3} percent of the sub. Final details are being worked out on how to poll each residence.

The initial project will start with four lights. Final costs will be posted on the web site soon. If you want to check out what the LED lighting levels will be, similar lights can be viewed in the subdivision at SE corner 10 Mile and Martindale in Novi.

Once installed, all future maintenance, insurance, and electricity will be provided by DTE at a yearly cost assessed to the sub.



The style of light will be similar to the light shown to the left, and is the DTE Grandville series light. The four light locations are posted on the Hunters Pointe Web Site.

Board representatives will contact property owners adjacent to these planned lighting locations prior to installation for their approval.

Additional future subdivision improvements under consideration include:

- Updating the landscaping at the Fox Club entrance to 13 Mile Road and at various islands and commons locations
- Blacktop walkway paths
- Improvements to irrigation systems
- Updating bench, picnic tables and playground equipment
- Investigation of the primary drains between north and south ponds

The Board also recommended review and updates to the subdivision By-laws and Declaration of Restrictions. This will be reviewed by the Board and our legal consultant.

Road Construction

Local Area Construction Projects

For those looking ahead to next year's traffic headaches, the City is planning work on:

- Drake Road, from 12 Mile to 13 Mile
- 13 Mile from Halsted to Drake

In 2018 the stretch of 13 Mile between Farmington and Drake will be repaired.



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Continuing Collection Problems...

As of the date of publishing of this newsletter 16 lots still have not paid their yearly dues as required in the Declaration of Restrictions. We file liens on the delinquent properties accordingly. When and if the home is sold the liens are addressed. This could get ugly for the homeowner. It is much easier for the homeowners to keep current with their annual dues.

We now have hired a law firm to assist with collecting past dues

If you are a homeowner and know you are negligent in paying your dues, and have a significant reason why your dues can not be paid now, please contact HPHA13@yahoo.com to state your situation and arrange a payment schedule. It is extremely inconsiderate and unfair to your neighbors to neglect this obligation. HPHA will continue to aggressively pursue negligent homeowners.

More Fish

The north and south ponds have been restocked with fish. A big thanks to John Fitzsimons and Scott Woodruff for leading this effort to restock our ponds.

Revisions to the Subdivision By-Laws and Deed Restrictions

As mentioned above, the Board is planning to revise the Hunter Pointe By-Laws and Deed of

Restrictions. Both are outdated. The process to revise these documents is quite lengthy. This will require a 2/3 vote of the entire subdivision to officially adopt. More to come on this, but we are looking for everyone's assistance when the time comes to update these outdated documents.

Crime Concerns

Recently there has been break-ins to several cars in the subdivision. There are several things we can do to lessen the possibility of becoming a victim:

- Stay vigilant and report things that do not look right
 - Leave porch lights on at night
 - Place your vehicle in your garage if room allows
 - Lock your cars and keep your valuables out of your cars at night
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Swings on the Mend

The swing seats at the playground have been repaired after being out of commission for a while. Another big thanks to Don Connolly for heading up this effort.

Tree Issues South Pond

Willow trees with water damage and broken limbs were removed in the north and south ponds. This required accessing the trees from in between neighbor homes. Work consists of removal of 2 large trees, limb removals, stump grinding and preventative trimming of other trees. Also, all of this



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wood required special removal and haul-away since willow is an unwanted wood species.

Dead trees causing stagnant water on the north pond will also be taken care of. All of this work was completed in mid Nov.

A More Efficient Way of Communicating is on the Way

The Board has established a significant list of resident e-mail addresses we plan to utilize to send out communications like this New Letter. Look for communication from the Board in the near future on Annual Meeting date, Biannual newsletters, and other important information. We hope to continue to add e-mail addresses to this list as we can obtain them.

The New 2017 Board

At the Dec. 6 Board Meeting, several decisions were made. If you attended the Annual Meeting, several new volunteers stepped up to be on the Board. After discussion at the 12/6 Meeting, it was decided that up to 15 people can be on the Board, so all that volunteered now have a spot on the 2017 Board. Because of this, the Board will now have increased help to complete projects. So your new 2017 Board Members are:

President and Architecture Howard Nudell
Treasurer..... Dianna Rose
Ponds Bill Petek
Secretary..... Mark Loch
Internet Technology Dianna Rose
Special Projects Rick Ketko

with Monica Jackson as Assistant

Landscaping Scott Woodruff
with Stacey Johnson Woods, Don Connelly, and John Fitzsimons as Assistants

COHA..... **empty**
Social..... Nicci George

Subs Social Committee:
Kelly Harrison, Laura Raitt, Janelle Woodruff, Ana Bickley, Monica Jackson, Melissa Gedrich, and L. Renae Turner

Babysitter List

Below is a list of babysitters for residents to consider. Remember to check references before hiring:

Name	Phone
Kierra Crockett	248-212-8682
Ella George	248-850-4793
Lucy George	248-850-4793
Ally Sullivan	248-788-8083
Rachel Demcheck	248-592-0076
Chanelle Kajj	248-961-1125
Jordyn Taylor	248-661-1647
Arrianna Allman	248-788-965