



**Squire's Grove
Management Association
Meeting Minutes
3/31/09 SGMA Meeting
Conference Room Elm Grove Village Hall**

Call to Order: 7: 00 PM

In attendance: Rick Ormsby: President
Scott Wozniak: Treasurer (Did not attend)
Frank Falsetti: Secretary
Terri Tobin: SGCA President
Glenn Ehnert (Did not attend)
Marcia Klafford: SGCA
Kathy Sheily (SGCA Treasurer)

Establish Quorum: Yes

Public Forum: No public forum this evening.

Pond Committee Report: Presented by Jerry Mayhew (Committee Chair) a copy of the report is available at <http://squiresgrove.com>. The Pond Committee document has been updated under the "Committees" tab.

Jerry reviewed the report and described the highlights and the committee recommendations. The committee also included Ruth Ritter, and Tom Marek. Committee members met with Elm Grove Village officials, reviewed Squires Grove development documents, met with Professional pond maintenance firms, landscaping firms and spoke with other condo associations that have ponds to manage. The 10 resources used to establish the report are listed in it.

There is very little documentation of the pond and how it came about. There is no permitting information. There are no drawings or elevations that help describe it. In addition the Village recognizes they have poor record keeping that made the committee's work any easier. Aerial photos from the 60's and early 70's do not show the pond. In aerial photos from the 80's it first appears. When Marcia Klafford moved into the Condo's in 1978 the pond was there.

This committee report is the first comprehensive look at the pond in many years and indeed may be the first detailed look at it at all. Jerry expressed surprise in uncovering so much good information about the condition of the pond from such a detailed look at it. In a discussion with Lake and Pond Solutions LLC their associate stated that the pond looks

pretty good! An important thing to remember is that if nothing is done to improve the current evolution of it the natural tendency is for the land to slowly reclaim it.

There are things that we done over the years that are good for the pond. For example, the natural growth buffer zone is a good thing vs. a more manicured look. The growth works to prevent phosphorus run off into the water and the growth feeds off those nutrients which accelerate algae growth. Another is the regularly scheduled dye applications which help to block algae growth.

Other things could be done to reverse practices established from either neglect or lack of understanding of the best practices for good pond care. Those suggestions are listed in detail in the report.

A key start would be to hire Pond Solutions to test the spring levels of phosphorous and nitrogen in the water to establish a baseline case for its continued care and improvement. Another is to hire a firm to establish which of the plantings around the pond help support its health. Being more selective of what plants should be eradicated is important. The outflow management on the north end of the pond is an area that needs attention. Grass is blocking the natural flow of water out of the pond.

The committee came to the conclusion that a 3-5 year plan should be implemented by the SGMA with a professional pond management firm. The committee suggested the alternatives and will rely on the SGMA to prioritize the plan.

Jerry Mayhew finished presenting the Pond Committee Report and answered a few questions. After his report the SGMA thanked Jerry for their work and he left the meeting.

It was decided by the SGMA to post the report on the web site so individuals could familiarize themselves with the report. All are encouraged to read it and the board thought most will be impressed with its detail and new information.

One of the important first recommendations regards the Muskrats in the pond. According to the report damage to the surrounding area will continue if they are not removed before mating season ends. The SGMA voted and approved a motion to eradicate the muskrat population in the pond. There is a \$150.00 fee to do this. ***The Squires Grove community will be informed of the dates of the trapping so everyone is informed of the time the traps are installed. Stay away from the traps. They can cause injury to your extremities.***

Motion to Trap the Muskrats: Rick

Second: Terri

In favor: All in attendance. Opposed: None.

A Motion was made to have the SGMA continue reviewing the balance of the committee report. A detailed discussion on a plan of action will be at our next meeting. No more work will be done on the recommendations until that discussion. The next meeting of SGMA will be Wednesday April 22nd at 7:00 PM. The Parkview Room has been reserved by Frank. *NOTE: The Reinders Room is occupied that evening.*

Friends and Neighbors of Squires Grove are being asked by the SGMA to not do any work on the pond or its surrounding area until we can post our next plan of action for its improvement.

Motion, to ask all Squires Grove Residents to leave the pond and its surrounding area alone until specific recommendations from the Pond Committee report can be prioritized and implemented. Frank

Second: Marcia

In favor: All in attendance. Opposed: None.

The meeting continued with a review of the existing budget for Kathy Sheily. Kathy is new to the SGMA and has an accounting back round. Kathy asked about the health of the budget, the current status of the reserves and how the reserves are being held. Rick took the time to explain how the new accrual process was established. Kathy will contact Scott Wozniak to familiarize herself with any other questions when Scott returns.

Terri reported that the Condo Association siding project is going well. The Association is pleased with the work being completed. Terri will speak to the contractor about clean up of the areas where the work is being done to limit the amount being blown towards or in the pond. The Pump house will be re-sided and the amount the SGMA will be responsible for is \$2,200. Terri will provide the invoice for that work to Rick. The condition of the Pump house is the responsibility of the Water Trust and therefore the SGMA.

The date of the Squires Grove Homeowners Association will be the second week May. Rick will determine the date and post it on the website.

The pond will soon be ready for ALUM applications. Scott Wozniak has been getting 3 bids for this work. Scott will be informed of the request to get the bids and present to SGMA upon his return in early May.

It was reported by Kathy that the Townhouse located at 1194 Pilgrim Parkway has a problem with the pipe that was recently trimmed to the top of the sidewalk concrete. Scott knows the name of the firm that “fixed” the original problem that has now developed into another problem. The area around the trimmed pipe has dropped several inches creating a tripping hazard that needs repair. Rick stated that he will contact Scott and get the original contractor out to repair the area around the pipe eliminating the hazard.

Old Business

Rick noted that Errors and Omissions Insurance for the members of the Board of Directors had not been established. Erie Insurance quoted a policy which Rick will select from. The range in the cost for the policy is \$750-\$900 a year. It was previously suggested to protect the board members who volunteer their time to help SGMA with this policy.

Motion, To approve the annual cost of Errors and Omissions Insurance from Erie Insurance for Squires Grove Management Association Board members for a price not to exceed \$900.00 for 2009. Rick

Second: Terri

In favor: All in attendance. Opposed: None.

New Business. NONE

Next Meeting on 4/22/09 @ 7:00-9:30PM
Parkview Room in the Village Hall.
Reserved by Frank Falsetti on 4/6.

Adjourn – 9:45 PM