

HERITAGE PARK EMERALD POINTE NORTH CONDOMINIUM ASSOCIATION



News and Views Summer 2019



Board of Directors

Ed Caldwell
Michael Bradford
Jodi Jasin
Janet Ghareeb
Theresa Turri



Garbage & Recycling

Normal trash pickup is Friday morning. Please do not set your trash out before Thursday night. Also, containers must be kept inside your garage or hidden from view outside. Recycle containers are put out with the trash every other week. Call Westland for special pickups (for a fee!)

SLOW DOWN!

**WATCH FOR CHILDREN
PLAYING IN THE STREETS!!**

**SPEED
LIMIT
15**



Volunteers Wanted

The Board is always looking for new board members and volunteers. Anyone interested in helping with the Website, Road Committee or Newsletter please contact us. We need help with other things also so contact Jo Ann or any board member if you are interested!

Road Repairs this summer!



We are planning major road repair work in 28 areas of the subdivision roads. *A schedule will follow.* Please drive carefully during any repairs. Follow all directions and signs.

Check our website at:

www.emeraldpointenorth.org

Road committee formed

A five member road committee, made up of co-owners, has been formed to determine if there is a need to replace all our roads in the future. This question has come up at our annual meetings so the Board decided to form this committee to help answer this question. Please cooperate with them if they need your input.

Welcome to the Neighborhood

Mr/Mrs Gemon TotaJ
Mr/Mrs Michael Tolleson



Holiday Lighting Contest Winners 2018

1st — M/M Murray 38460 ELN
2nd — M/M Curtis 38446 Terry Ln
3rd — M/M Hiser 8329 ELW

Thank you ALL for making our sub look great!!!

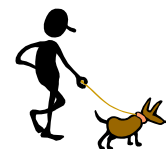
Garage lights on for safety

Our bylaws require that all houses keep their garage lights on from dusk to dawn for the safety of all residents. A photocell is the best way to turn them on automatically. Please replace your lights as they burn out. *Fines may apply to those who do not comply.*



Pet Owners

Please be considerate of other co-owners: keep ALL pets on leashes and pick up after them.



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Street Parking
***Remember! Bylaws do not allow
street parking
from 1 AM to 6 AM***

Cristmas Carolers

Big thanks to Bilinda Johnson for organizing the Caroling event this last Christmas! And thanks to the Pepper's for their fire pit and snacks for all the carolers. A great time was had by all!

Prevent Pond Pollution

Grass clippings and chemicals in the street work their way to the pond via the storm sewers. This causes algae in the pond, clogged sewers and increased maintenance costs.

Property Modifications



Co-owners are reminded that any exterior modification to their home or property including landscaping may require approval by the association board. All modifications must be approved and done by a licensed insured contractor. A form is available on the Heritage Park Website or contact Jo Ann Thureau for more information. Please allow 10 days for processing.

Property Sales

Please notify Jo Ann Thureau, our property manager, when you sell or rent your home so she can keep her records updated. Remember that if you plan on renting, you must contact us first and get the proper paper work.



The City of Westland also has a city ordinance that requires a rental inspection and you must be in compliance to rent your property.

Newsletter Items

Our goal is to provide a bi-annual newsletter to communicate important information about our neighborhood. If there is something you would like included in the newsletter, please feel free to contact us:

Jo Ann Thureau
joann@tpgmc.com

Board of Directors

The Heritage Park board of directors is an unpaid volunteer position made up of five of your friends and neighbors. They, with the help of the Property Group Management agent, take care of all the day by day issues of the association. The Annual Meeting is held in April every spring. Any co-owner interested in serving on the board is encouraged to volunteer.



From the Board

In a recent walk thru by the Board of Directors many common issues were reported:

- Weeds growing in the cracks of many driveways and walkways. Stains on driveways.
- An increasing number of homes are in need of painting their trim where the paint is falling off.
- More weeds than grass in some lawns. Weed and feed is to be used on your lawn at least once a year.
- Dead shrubs and bushes in the landscaping areas of co owner's home need to be removed and replaced. Some need trimming.
- Basketball nets facing or in the street (not allowed). They can only be facing your home/garage.

Please take the time to look at your property to see if any of these items listed pertain to your home. If they do please get them addressed in the very near future.

Let's all help to keep our property values up!

www.emeraldpointenorth.org