

# ERIN RIDGE HOMEOWNERS' ASSOCIATION NEWSLETTER - SEPTEMBER 2017



## MESSAGE FROM THE BOARD



### Annual General Meeting Reminder

The Annual General Meeting will be held on Wednesday, October 11, 2017 at the St. Albert Inn. KDM will be delivering the meeting package in advance of the date. We encourage all Homeowners to attend the meeting.

### Tree Committee Established

As a result of a number of Homeowners raising tree related concerns, the Board of Directors established a committee to develop and assess options for management of the trees in the development. The Committee's report is on pages 2 and 3 of this newsletter. A presentation will also be made at the AGM in October.

**Ray Rohr, President**

## READ ALL ABOUT IT - ELECTRONICALLY



If you received a paper copy of this newsletter, but would prefer to receive it electronically, all you have to do is provide your email address to KDM. They will put you on the distribution list. We understand not everyone uses email, so we are happy to deliver your paper copy. It's good exercise for the Newsletter Committee!



Check out the Association website –  
[www.erinridgealhoa.com](http://www.erinridgealhoa.com)

- ❖ On the sidebar you will find the Newsletters, Association Documents, Association Meeting Minutes, and Community Events.

## NOTICE BOARD



### Book Report!

A big "Thank You" to everyone who took the time to clean out their library and generously donate books for the Rotary Club book sale. Ray Corner reports that an amazing total of 39 boxes of books were donated! All the books have now been delivered to Rotary. Ray received a thank you note from the Chairperson of the book drive, outlining the children's charities and educational initiatives which will benefit from the proceeds of the sale.



### Lost and Found....



The following items were left behind after the Block Party. If something sounds familiar, call Peggy at 780 458 1740 to retrieve your item. If no one claims them by the end of September, items will go to charity.

- Cuisinart knife – 5 inch blade
- Brown wooden bowl – 2 inches across
- Lagostina fork
- Corelle plate with iris pattern
- Wine glass with a weighted bottom
- Blue umbrella

Peggy would like her black umbrella back, which might have been taken by the owner of the blue umbrella!

### Ladies Lunch – Everyone Welcome!

The first Wednesday of every month, the ladies of the neighbourhood get together for lunch. For more information or to be added to the contact list, please telephone Burtine Kendall at 780 458 3380, or email her at [arbur@shaw.ca](mailto:arbur@shaw.ca)

### Contractor's Corner

Burtine Kendall co-ordinates residents with service providers, so if you need, or can recommend a tradesperson, contact her – 780 458 3380 or [arbur@shaw.ca](mailto:arbur@shaw.ca).

## Tree Committee Report

Earlier this year a number of tree related concerns were raised by Homeowners. After considering a number of the concerns, the Board of Directors decided in June 2017 to establish a committee to develop and assess options for management of the trees in the development. The mandate of the Committee is to recommend to the Board of Directors, a long term strategy for pruning, treating and otherwise maintaining the trees, including removal of diseased and undesirable trees, and replacing them where deemed appropriate.

The Board suggested that the options to be considered should include:

- a. **Maintain the status quo - all responsibility remains with the individual Homeowners,**
- b. **The Association undertaking full responsibility, or**
- c. **Some variations thereof.**

Options where the Association was to undertake full or partial responsibility for management of trees in the development were to include a planning estimate of the associated costs.

As a first step, the Tree Committee, which consisted of Paul Boutin, Peggy Corner, Daryl D'Amico, Lin L'Heureux, Ron Ponich and Ray Rohr met with a certified arborist who had previously done work in the development. They toured the development to identify tree issues, explore potential courses of action to resolve identified issues in the short term, and to develop longer term tree management strategies. A number of trees affected by pest and disease were identified along with a number of trees that are susceptible to diseases prevalent in the city.

Next the Committee created an inventory of the 224 trees on private lots and the 60 city boulevard trees.

*Inventory shows there are 224 trees in the development in addition to 60 trees on the boulevard.*



In the course of creating the inventory, a Committee member had the opportunity to discuss tree issues with approximately one third of the Homeowners and gather input for the study.

### Input from Homeowners...

*Homeowners' comments generally indicated that they would like to continue looking after their own trees, at their own expense. There was not general support for having the Association take on responsibility for tree pruning or the controlling of insects and diseased trees. Most were in favour of the Association looking after the Black Knot on susceptible trees because that is a small expense, and this helps to control the spread of the disease and helps to keep all of the trees in the community looking good.*

There appeared to be a need for Homeowners to be better informed on Homeowners' responsibilities, services provided by the grounds maintenance contractor and Board policies related to tree care. It also appeared that Homeowners would appreciate educational materials on tree management.

The Committee then developed and assessed the following three options:

1. Full responsibility for care of trees on private lots is assumed by the Homeowners.
2. The Association assumes full responsibility for care of the trees on private lots.
3. The Association assumes limited responsibility for tree care.

In all cases it was assumed that Homeowners will retain responsibility for watering the trees on their lots, and will water newly planted and young boulevard trees when appropriate.

The Committee concluded that **Alternative 3** was the most practical, and recommended the following course of action:

- a. The Association contract with a certified arborist to conduct an annual review of the health of the trees in the complex and prepare a list of recommended actions by house number, including the removal of Black Knot.
- b. The arborist would specify a period when they would be in the complex to undertake the recommended actions at a group rate.
- c. The Association Property Manager would then distribute the list of recommended actions to the Homeowners for their action, and information on the date the arborist would be in the area to do the work.
- d. The Homeowners could then advise the Property Manger if they wish the Arborist to do the work (including spraying of trees for disease or pests), or they would take responsibility for doing the

- work. Homeowners who opt to take responsibility for doing the work could do it themselves, hire another arborist or a non-professional to do it.
- e. All tree care, including Black Knot removal would be the responsibility of the Homeowners.
  - f. After the work was completed by the Association's arborist, he/she would bill the Association and the Property Manager would invoice the individual Homeowners.
  - g. The arborist would provide a list of trees less susceptible to disease and pests which Homeowners could consult when replacing trees or planting new ones. The list would categorize recommended trees by their mature height and width and if they are flowering or fruit bearing, to help Homeowners with their choices.

Additionally the Committee recommended that the Association undertake the following actions:

- a. Have an arborist prepare materials to help educate Homeowners on tree pruning and insect and disease control.
- b. Regularly communicate with the City to replace boulevard trees and/or to control any boulevard tree problems.
- c. Communicate to residents that they should water, and look after boulevard trees adjacent to their lot.
- d. Facilitate good neighbour relations especially on the issue of the Northwest Poplars and Spruce on the east side of the complex,
- e. Once a decision on the foregoing is made by the Association, the Board of Directors should publish a policy document covering the subject.

The Tree Committee Terms of Reference and full Report are posted on the Association website at <http://www.erinridgeaalhoa.com/association-documents.html>. **Homeowners are encouraged to download the report and read it prior to the Annual General Meeting where it will be presented and discussed.**



If you not have internet access and wish a copy of the Tree Committee Report, please call Ray Rohr at 780-460-7866 and he will deliver one to you.

## Block Party Report

On July 13, 2017, forty-nine residents of Erin Ridge Active Adult Living Homeowners' Association gathered on the lawn between Enderby 66 and 68 to enjoy the fellowship of the annual block party. The sun was shining brightly and although rain was forecast for later in the evening, the weather was perfect.

Everyone was settled in and enjoying the unbelievable selection of appetizers when the clouds started to roll in. At the rate the clouds were accumulating, it was obvious the party would need to be moved inside. Thanks to everyone who helped move tables and chairs, and to those organizers who had the foresight and experience to recognize the need for side-by-side garages for this event.



As always, the food was delicious and the meat cooked to perfection. Thanks to the committee members, the people who helped set up and take down, and all those who brought appetizers, salads, desserts, and other dishes. A special thank you to Marj Opitz for offering her garage for food set up and to both Marj and Myrna and Lorne Howell for letting us use their garage to shelter from the storm. Those white linen tablecloths and linen napkins provided by Norm and Nancy Moisey were the icing on the cake. Thanks again Nancy and Norm.

This is always a special community event and much appreciation goes to those who make it happen every year!

## HOW TO PROTECT YOUR GARDEN FROM HUNGRY BUNNIES

We saw the following article by Gerry Filipksi \* in the *Edmonton Journal* recently. Since we have so many rabbits in our community, we thought it might be useful.

*While bunnies can be cute, they pose a threat to unprotected gardens and flowers.*



**Q:** When I encounter a bunny in the garden, they just look at me with those lovely eyes as if to say “Who, me?”. I don’t want to hurt the bunnies, but just change their diet to grass. Can you recommend any natural or commercial products that would keep them out of the flowers?

**A:** There are some natural repellents that you could try. Foxglove and monkshood are two examples of plants that rabbits tend to leave alone because they are poisonous. Lavender and catnip are other plants that may work in keeping rabbits at bay.

Marigolds are another example of a plant that repels because of smell. Anyone who has grown these plants can attest to their strong smell when the leaves are brushed against. When using marigolds as repellents, the trick is to plant them at least two rows thick. This makes it a little more difficult for the rabbits to bound over the plants without touching them and releasing the odour from the leaves.

Garlic is another natural repellent. Make a garlic spray by boiling several cups of water mixed with three tablespoons of garlic powder for 10 minutes. Once the mixture has cooled down to room temperature, use cheesecloth or a paper towel to strain the liquid into a spray bottle. Discard any lumps that are strained out. Spray the plants directly and liberally with the mixture approximately once per week. Reapply if it rains heavily.

You can also use a commercial repellent such as No Bite Tree and Plant Protector. This is a highly effective repellent that I have had success using.

*\* Gerald Filipksi is a member of the Garden Writers Association of America and author of Just Ask Jerry. He invites you to email your questions to [filipskigerald@gmail.com](mailto:filipskigerald@gmail.com).*



The **St. Albert Seniors Association**, located at 7 Tache Street has many programs and events for seniors.

- ✚ Classes - from fitness to woodworking
- ✚ Social events
- ✚ Activities including games, cards and knitting
- ✚ Gift shop

More information is available on their website:  
**<http://stalbertseniors.ca/>**

### BOARD OF DIRECTORS

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**Vice-President** – Paul Boutin

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**Director** – Margaret Murk

**Director** – Ron Ponich

### MANAGEMENT COMPANY

#### KDM Management Inc.

103, 205 Carnegie Drive  
St. Albert T8N 5B2

**Office hours 8:30 am to 4:30 pm Monday to Friday**

**Telephone: 780 460 0444**

**Fax: 780 460 1280**

**[www.KDMMgmt.ca](http://www.KDMMgmt.ca)**

**Kelly Cruthers – Property Manager**

**780 460 0444 extension 308**

**Email: [KCruthers@kdmMgmt.ca](mailto:KCruthers@kdmMgmt.ca)**

**Kelsey Brandon – Administrative Assistant**

**780-460-0444 extension 304**

**Email: [KBrandon@kdmMgmt.ca](mailto:KBrandon@kdmMgmt.ca)**



### NEWSLETTER COMMITTEE

Myrna Howell

Jan Alexander

Peggy Corner

Board Liaison - Lyn Murk