

COVENTRY

# Caller

APRIL 2023

## Annual Meeting Reminder

The Coventry ParkHomes Annual Meeting will be Thursday, April 20, 2023, at the clubhouse. **This will be an in-person meeting only.** Registration will begin at 6:30 pm. The meeting will begin at 7:00 pm.

To validate the meeting, a quorum of 35% of co-owners must be present in person or represented by proxy. **If you cannot attend the meeting, please assign your proxy** to another co-owner or a board member or submit it for quorum purposes only.

Please remember to cast your vote for the proposed Amendment to the Bylaws that would prohibit wood-burning fireplaces in the community. Two-thirds (2/3) of the co-owners eligible to vote must approve the Amendment in order for it to pass.

Since no seats are up for election this year, the meeting will focus on providing important updates on the operations of the community.

## Nearby Charging Stations for Electric Vehicles

### EVgo Charging Station

5111 Meijer Dr, Royal Oak, MI 48073

### ChargePoint Charging Station

4924 Rochester Rd, Troy, MI 48085

### Nissan Charging Station

1800 Maplelawn Rd, Troy, MI 48084



*Please note: EV vehicle charging is prohibited at Coventry ParkHomes.*



## April Calendar

- 5th Bridge Game 12:15 pm
- 8th Easter Egg Hunt CANCELLED
- 12th Bridge Game 12:15 pm
- 13th Coventry Tea 10:30 am
- 19th Bridge Game 12:15 pm
- 20th **2023 Annual Meeting**  
Registration at 6:30pm  
Meeting start time 7:00pm
- 22nd Last day to submit articles to  
Jeanne Wolf for the Caller
- 26th Bridge Game 12:15 pm

## Upcoming Social Events 2023

- May 6<sup>th</sup> Kentucky Derby Theme
- July 29<sup>th</sup> Picnic in the Park
- October 29<sup>th</sup> Halloween Party
- December 14<sup>th</sup> Annual Holiday Party

## NATIONAL VOLUNTEER WEEK

Begins April 17th. We recognize and applaud the impact of our Coventry volunteers who dedicate their time and effort to build a stronger community. Please take a moment to thank a volunteer.

# Maintenance Corner



## Roofing Project Update

The Association will be replacing the roofs on all buildings over ten years, starting this year.

Old shingles will be removed, the wood under the old shingles will be inspected (and replaced as necessary), and then new water shields and new shingles will be nailed down. Gutter guards will also be installed.

Four buildings have been completed this year: Buildings 15, 18, 22, and 23. In 2024-32, roofs will be replaced on roughly 7 buildings per year. The order in which buildings will be selected for roof replacement each year will be based on both the age of and the condition of the existing shingles.

## Landscape Repairs/ Replacements

Are scheduled to begin over the next few weeks. If you have a dead tree/shrub, please submit a work order to [workorders@inrhodes.com](mailto:workorders@inrhodes.com). Be sure to include a photo of the tree/shrub, along with description/location. with a photo and location of the tree/shrub for review.



## Someone is watching you... And your doggy doo doo too!

We have received several complaints, photos, and doorbell videos of pet owners letting their doggies drop their business in front of neighboring units and in common areas. Just a friendly reminder, to avoid violations and fines, please take your doggy's doo doo with you.

*And please do not send photos of doggy doo doo to management—unless you know who the dog belongs to. We cannot identify the dog owner from said photos.*

## Painting Project Update



In 2019, Coventry began a project to paint (and replace wood, where required) the exteriors of all 350 units over five years. Approximately 70 units per year were painted in 2019-2022. This year is the fifth and final year of the project to replace our vintage 1970s colors (goodbye harvest gold!) with more contemporary colors. U&S will be doing the painting.

If you have any questions about the painting project, please contact our Assistant Community Manager, Carly at [carly@inrhodes.com](mailto:carly@inrhodes.com).

## Door Replacement Project Update

Beginning in 2018, the Association began replacing doors (both entry doors and storm doors) that need to be replaced. Since then, approximately 78 new entry doors and 60 new storm doors have been installed.

This year, 29 doors are slated for replacement. (This number includes 9 doors that were put on hold in 2022.) U&S will not be supplying and installing the new doors this year. Instead, Coventry will purchase the doors from new, less costly vendors identified by the board. To further decrease costs, Coventry's maintenance staff will install all single storm doors and paint all new entry doors prior to installation. The remaining installations will be done by the new vendors.

As with other long-term, expensive projects, the board has budgeted a set amount of money in Coventry's reserve fund to repair and replace

# Coventry Reserve Funds Are Well Protected

by Mike McCombs, Treasurer

During these tough financial times, with banks going under and the stock market going up and down, I would like to assure the association that our investments are safe and sound.

**Our reserve funds are held by Fidelity, which is an investment company, not a bank.** Fidelity does not loan out clients' money; it only invests clients' money. All of Fidelity's funds are FDIC insured, SP IC insured, and Lloyds of London insured.

Our reserve funds are invested in Certificates of Deposit (CDs) and government money market funds. Our CDs are laddered or have staggered maturity dates. Our CDs' maturity dates range from three months to two years. After the CDs reach maturity, the money is reinvested in new CDs with new interest rates. Since rates change constantly, we watch the market closely to lock in the best rates.



We never invest more than \$200,000 in an individual CD. Our CDs are covered by the appropriate FDIC insurance (Federal Deposit Insurance Corporation), as well as SIPC (Securities Investment Protection Corporation) which insures up to \$500,000 in securities. This protects our government money market fund, which is less than \$150,000.

Since September 2022, our investments have earned \$13,330.42 in interest. During the same time, the national average return rate has been 1.62%. Coventry's average return rate has been over 3.28%. I hope this helps to put everyone at ease.

## Spring Site Inspections

Management, along with the Architectural Control Committee will begin performing site inspections the last week of April and the 2nd week of May.

We do not like to issue violations any more than anyone likes to receive them.

In an effort to work together to beautiful Coventry, here are some common violations to avoid.



### Front Exterior

- ◆ No signs.
- ◆ No statues/figurines.
- ◆ No excessive decorations. If you wish to decorate your unit's exterior, please keep the decorations within your back limited common elements (patios).
- ◆ The front of your unit is not for storage. Please remove all toys, bicycles, snow shovels, garden tools, Christmas decorations, chairs, etc., from the front of your unit.

- ◆ All planters must have live plants in them (no artificial flowers/plants).

### Back Exterior

- ◆ No personal items in the common area (outside of your patio)
- ◆ Patios must be free of clutter.
- ◆ No trash stored in patio areas.
- ◆ Pet waste must be cleaned up.

We thank you in advance for your compliance.



# St. Patrick's Day Party 2023





## Coventry Realty News

### Active:

1852 Torquay 1286 SQ FT 2 BR 1.1 Bath  
\$205,000

### Pending:

1846 Shire Ct 1286 SQ FT 2 BR 1.1 Bath  
\$199,900

### Leased:

2030 Wickham 1480 SQ FT 2 BR 2.1 Bath  
\$2,000.00/Month

### Sold:

2124 Wickham 1286 SQ FT 2 BR 1.1 Bath  
\$210,000.00

*Information courtesy of Coventry Co-Owner*



275 S. OLD WOODWARD AVENUE  
BIRMINGHAM, MICHIGAN 48009

*Coventry Co-Owner*

KATHLEEN A. HAACK  
ASSOCIATE BROKER

Bus: (248) 644-6700      Cell: (248) 561-3671  
Fax: (248) 644-0571      Email: khaack@maxbroock.com

## Coventry Committees 2023

Architectural Control

*Board liaison: Gary Donley*

Clubhouse

*Board liaison: Ann Massucci*

Election

*Board Liaison: Renee Wattenberg*

Finance & Reserve

*Board Liaison: Michael McCombs*

Policy Handbook

*Board Liaison: Ann Massucci*



**Manager — Margie Elzerman, COS, ARM, [Margie@InRhodes.com](mailto:Margie@InRhodes.com)**

**Clubhouse Rental — [Carly@InRhodes.com](mailto:Carly@InRhodes.com)**

**Submit a Work Order — [workorders@InRhodes.com](mailto:workorders@InRhodes.com)**

**Submit a Modification Request — visit [www.InRhodes.com](http://www.InRhodes.com)**

**Bylaws & Real Estate Documents — visit [www.condocerts.com](http://www.condocerts.com)**

## Coventry Board of Directors Contact Info

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Contact In Rhodes

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**Daniela Marino — Coventry Caller Layout**

## Coventry Classifieds

### Part-Time Seasonal Pool Attendants Needed for Coventry Pool.

Must be enthusiastic, responsible and able to follow instructions. If interested, please email resume to [margie@inrhodes.com](mailto:margie@inrhodes.com)

### Coventry woman seeking part-time house cleaning work.

If interested, please contact Brixhilda  
**Email: [Brixhilda.mejdani@gmail.com](mailto:Brixhilda.mejdani@gmail.com)**

### Handyman Services

Are you in need of some work around the house? **Contact Chris: 313-680-9471**

**Advertising Disclaimer:** The Board does not expressly endorse or recommend any classifieds or vendor advertisements.