



ORCHARD HILLS-MAPLEWOOD HOMEOWNERS ASSOCIATION

www.ohmha.org

OHMHA NEWSLETTER

February 2018

Join Your Neighbors at Community Forum

Sunday, March 18, 2018

5:45 - 7:00 pm

Location: Zoup! at Traver Village

Get the very latest news on:

- Orchard Hills - Maplewood, Bromley, Thurston & Clague Communities
- Thurston Nature Center
- Nixon Road Property Developments
- OHAC and Dolphin Pools
- Thurston Players



Community Forum at Zoup! in 2017

The entire neighborhood is invited to join us for an informative Community Forum on Sunday, March 18 at 5:45 pm at Zoup! at Traver Village.

"The success of our first four Community Forums has encouraged us to continue the event. Many of the initiatives and issues in our area need the involvement of more than just one group. This event facilitates greater interaction and coordination between groups," said Jack Cederquist, OHMHA Board President.

While OHMHA is coordinating the Forum, it is open to everyone who lives in the surrounding area. Consider bringing your neighbors and friends and also enjoying some soup as a way of thanking Zoup! for hosting us. We look forward to seeing you on Sunday, March 18. ■

Neighborhood Garage Sale

**Saturday, May 12
starting at 9 am**



11th Annual OHMHA Fall Festival Was Great Fun

by Greg Jagst

Our neighborhood enjoyed a fine Sunday afternoon together at our 11th Annual Fall Festival held on September 24, 2017. Attendance remained strong with about 180 residents from the Orchard Hills and Maplewood subdivisions as well as several friends from the Bromley neighborhood just to our west. We all enjoyed several hours of music, food, and activities for young and a bit older alike.

Francie Krawke of the Michigan Avian Experience again attended with her mature eagle (who has really matured since the first Festival) along with a hawk and an owl. She also stayed longer this year at the end of her presentation to allow residents the chance to pose for photos with the birds.

The Thurston Elementary 3rd, 4th and 5th Grade choirs made a well-received appearance again on our stage. A

music instructor by day, Alison Hendricks and her band played several original songs from her album, "None of These Songs Are About You". In addition, a talented young Clague graduate, Kaye Hoff, graced our stage with her considerable vocal talent and accompanied herself on acoustic guitar. This year, OHMHA debuted our own sound equipment



purchased some months before. We appreciate the many years that Tom Teller has graciously lent us his equipment; a tip of the hat to you, Tom!

Various community organizations attended our Festival again. Kiwanis Ann Arbor Morning Edition sponsored the third 5K Run/Walk and Family Fun Run. 100% of the money raised was provided to support four local neighborhood school programs at Clague and Thurston schools, which directly impact children and families. Praveena Ramaswami again offered face painting to the many always eager children with various requests for animals or super heros.

Apples, cider, and donuts were again provided to all festival attendees by Wiard's Orchard courtesy of OHMHA through our annual dues collections. The Thurston Pantry, a non-profit helping students in need at Thurston Elementary, also sold pizza by the slice to support its worthy efforts. Individuals who contributed to the success of our Festival included Bo Bunnell and volunteers from OHAC and the Thurston Nature Center. The AADL, represented by Kelsey Cauley, displayed fun educational games for the young and young at heart alike. The AAPD debuted a new face at our Festival: Officer Barnett is now working in the role of Community Engagement Officer that had been so capably performed by Sergeant Tom Hickey until his retirement early in 2017. We wish Sergeant Hickey the best!

OHMHA collected over \$100 from generous neighbors to be put toward our General Fund. Praveena Ramaswami was pleased to report that over \$80 was collected to be used in the efforts of the Thurston Pantry.

Overall, another successful event and OHMHA will hold another Fall Festival in late September 2018!■

Update on Construction in Our Area

by Jack Cederquist

Underground Electric Transmission Line

As you may have seen, ITC (International Transmission Company) is constructing an underground electric transmission line to connect the existing substation on Dhu Varren Road to a new substation near the intersection of Huron Parkway and Hubbard Road. The line will follow Dhu Varren Road east to the roundabout and then proceed south along Nixon Road and Huron Parkway. The first phase to construct a duct bank (i.e., buried PVC conduits that will later hold wiring) along Dhu Varren should be complete. According to ITC, the second phase will start after March 2018, construct a duct bank along Nixon and Huron Parkway, and install the underground transmission line wiring. Their goal is to complete construction by the end of 2018.

Nixon Corridor Traffic Improvement Project

The Nixon Corridor Traffic Study concluded that the best way to improve traffic flow on the Nixon Corridor would be to construct a series of five roundabouts along Nixon (at Aurora, Bluett, Traver, Argonne and Barclay Way). The current year City of Ann Arbor budget includes \$1.2M for the design of the project. On October 16, 2017 City Council approved a professional services contract for project management/civil engineering services with Wade Trim Associates, Inc., that includes the design of the Nixon Corridor improvements.

The design began in November 2017 and likely will take several months to complete. As part of the consulting firm's engagement scope, there will be a public engagement component giving the public opportunities to provide input and feedback. The Nixon Corridor Traffic Study is linked from a web page you can access by Googling "Nixon/Green/Dhu Varren Roundabout and Nixon Corridor Study."

Rainbow Child Care Facility at 2600 Nixon Road

The Rainbow Child Care Facility proposal would demolish the church located at 2600 Nixon Road (near Clague School) and construct a single-story, 10,800 square foot building to be used as a childcare facility. Per the proposal, the modified parking lot will contain 38 parking spaces and will continue to be accessed from the private drive to Clague School. The facility will be used Monday through Friday between 7:00 am and 6:00 pm. A maximum of 130 children will be permitted. The parcel is zoned R1C (Single-Family District) and will require special exception use approval by City Council. The petitioner is Reed Fenton of Rainbow Rascals. City Planning Commission recommended that City Council approve the proposal. Details of the proposal can be found by Googling "City of Ann Arbor File# 17-1572". By the time you read this newsletter, the Rainbow Child Care Facility proposal may have been considered or even approved by City Council.

Although additional childcare availability will be welcome in our neighborhood, we will also experience significantly increased traffic in the Clague School area during the morning rush hours.

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Update on Construction in Our Area (continued)

City of Ann Arbor Ordinance on Solar Panels/Arrays in Front Yards

The proposed ordinance will create a new section in City Code, Chapter 55 - Zoning, which will be known as Section 5:83 (Solar Energy Systems). This section will add definitions and requirements for ground-based Solar Energy Systems located in single- or two-family districts or associated with single-family uses in the R3 (townhouse) or R4 (multiple family) zoning districts. Google "Solar Ordinance City of Ann Arbor" for further information.

By the time you read this newsletter, City Council may have considered or even voted on the proposal. The proposed ordinance only affects solar panels located in the front yard of a home in the space, if any exists, between the home and the required setback from the street (often 30 feet). Most, if not all, homes in the Orchard Hills - Maplewood neighborhood are at the minimum setback and therefore have no space in which to consider locating solar panels in the front yard. The ordinance would minimally affect the look of our neighborhood. However, other Ann Arbor neighborhoods could be affected. Most of the attendees at recent City outreach meetings on this proposal did not seem to favor any solar panels in front yards.

Broadway/Lower Town Development

Morningside (of Chicago, Illinois) proposed a large, and largely residential, development of the 6.4 acre site at the corner of Broadway and Maiden Lane in Ward 1. City Council approved the needed zoning change, the site plan and the brownfield plan. This was approved in spite of local residents' objections to part of the plan and votes against approval by four Council Members including both members from Ward 1. ■



The church west of Clague Middle School will be torn down and a child care center will be built in its place, according to current plans.

OHMHA Sponsors 2nd Ward Candidate Forum

By Peter Mooney

On October 29, 2017 OHMHA hosted a city council forum featuring 2nd Ward candidates Jane Lumm and Jared Hoffert at the Traverwood Library branch. Incumbent city council member Lumm ran as an independent while Hoffert was the Democratic nominee.

In front of an estimated 60 guests, the candidates discussed the possibility of a new train station, the Nixon Road developments, the deer cull and the possibility of a city income tax among other issues. Hoffert described his views as “yes and” stating that the city could provide basic services, and also pursue progressive goals relating to the environment and transit. In her closing statement, Lumm focused on fiscal integrity, infrastructure, public safety and basic city services. The forum included questions from the OHMHA Board and the audience.

On November 7, 2017 Lumm was reelected. The precinct in which most OHMHA residents reside, precinct 6, had a 35 percent turnout, which was the 2nd highest in the city.■



The Oct. 29, 2017 Candidates Forum was well attended and excellent questions were provided by audience members.

Welcome to the Neighborhood Initiative

OHMHA has the "Welcome to the Neighborhood" initiative to make it easier for new families to find out more information about our neighborhood and to make them feel at home. The way it works is that an OHMHA Board member or other neighbor stops by with a page of helpful information and links.

If you are aware of a new neighbor moving in, please contact an OHMHA Board member (see list on back of newsletter) with a street address so that we can make sure that we include them in this initiative.

Orchard Hills – Maplewood Homeowners Association (OHMHA)

– Why You Should Be a Member

by Jack Cederquist

The Orchard Hills – Maplewood Homeowners Association (OHMHA) was incorporated in 1979 to provide benefits to the residents of the Orchard Hills and Maplewood subdivisions in ways that the residents approve and that cannot easily be achieved by individual resident actions. Examples of these benefits are:

- Preserving and enhancing the appearance of public areas within the subdivisions
- Providing information about local issues that may affect the residents
- Promoting the safety of residents including traffic safety
- Representing the interests of the residents in local planning and development issues

Each year, OHMHA members elect Board members and approve a budget. Much of what the Board does is on a volunteer basis and costs little to nothing. Examples are:

- The Community Forum, to be held in March for 2018, that brings together Orchard Hills Maplewood and Bromley subdivisions along with OHAC and the Thurston Nature Center to better coordinate joint activities
- The Annual Garage Sale, to be held in May for 2018, that residents continue to ask for and profit from
- Maintenance of the entrance garden at Georgetown Boulevard and Plymouth Road
- Our Annual General Meeting with speakers such as the City Administrator Howard Lazarus, Chief of Police Jim Baird, and 55th Michigan House District Representative Adam Zemke
- Distribution of informative welcome packets to new neighbors
- Informational emails to those who sign up to receive them
- Attending, and reporting on, public meetings, mostly City government informational and public input meetings
- Maintaining close contact with our Ward 2 City Council Members on issues of importance to our neighborhood

Some important activities incur a cost. Members approve these expenses in our annual budget. Examples are:

- The Fall Festival, much liked and much attended, attracting over 200 residents last Fall
- Printing of this Newsletter three times per year
- Donation to the Thurston Nature Center, a much used resource by many local walkers not to mention the irreplaceable educational value to the students at Thurston School
- Our long established Candidates' Forum, where you can meet and question our City Council candidates

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Orchard Hills – Maplewood Homeowners Association (OHMHA) – Why You Should Be a Member (continued)

Unlike some other neighborhood associations, our dues are voluntary and have been the same at \$20 for many years. If you value what we do, consider paying your dues. We've made it easy to pay online via PayPal at www.ohmha.org. Currently only 20% of the 560 residences in our neighborhood are members. Many thanks to these members! **Wondering if you paid your dues? Check the mailing label - if your name is listed, we thank you for your contribution for this fiscal year. If not, please consider contributing by using the form below or online.**

If you want to get more involved, consider attending an OHMHA Board Meeting.

Finally, we invite you to reach out to the Board with your suggestions as to a project that needs to be undertaken or how to improve what OHMHA currently does!

Best wishes for 2018,



Maintenance of the entrance garden at Georgetown Boulevard and Plymouth Road is one of the many activities supported by your annual dues.

ORCHARD HILLS - MAPLEWOOD HOMEOWNERS ASSOCIATION MEMBERSHIP DUES FOR June 1, 2017 - May 31, 2018

Name _____ Phone _____

Address _____ Amt Paid _____

Email _____ Please remove me from email list

Dues are \$20 yearly. Additional Donations welcome. We also welcome suggestions and/or offers to volunteer on OHMHA projects.

TO PAY DUES:

Mail or deliver dues to:

Nadine Wong, OHMHA Treasurer, 3092 Lexington, 48105

or

Pay OHMHA dues online via Paypal, see www.ohmha.org

OHMHA BOARD MEMBERS

Jack Cederquist	2145 Ardenne	665-2282	President
Greg Jagst	2080 Yorktown	846-6332	Vice President
Nadine Wong	3092 Lexington	222-1716	Treasurer
Peter Mooney	3352 Yellowstone	213-0440	Secretary
Emily Eisbruch	2561 Bunker Hill	665-0533	Newsletter (eisbruchs@gmail.com)
Anne Karabakal	2405 Bunker Hill	669-2084	Webmaster
Jerry Schulte	3334 Yellowstone	668-2590	
Amy Seetoo	3111 Cedarbrook	332-0390	
Joe Trulik	2529 Bunker Hill		
Frank Commiskey	2647 Antietam Ct	369-0992	
Wendy Carman	2340 Georgetown	761-8693	

ELECTED REPRESENTATIVES

Christopher Taylor (Mayor)	794-6165	CTaylor@a2gov.org
Kirk Westphal (Council Member, Ward 2)	660-9955	KWestphal@a2gov.org
Jane Lumm (Council Member, Ward 2)	677-4010	JLumm@a2gov.org

How do I get on the neighborhood email list? go to www.ohmha.org/contact

How do I get on the neighborhood watch list? email gjagst@gmail.com

How to "like" the OHMHA Facebook page? <https://www.facebook.com/ohmhaneighborhood/>

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