



Bloomfield Estates Improvement Association, Inc
Annual Meeting: May 7, 2025
Minutes

Meeting was called to order by Secretary Angela Jurson at 7:06PM. A full quorum was present.

Secretary's Report by Angela Jurson. Highlights include:

- Motion to accept the previous meeting's minutes was offered by Becky Sorensen and supported by Lyudmila Kart. The minutes were accepted by the BEIA Board.
- Jurson reminded attendees of the **materials that are available on the BEIA website** www.bloomfieldstates.org including: Annual Meeting Minutes, By-Laws, Deed Restrictions, Lot Map and the annual newsletter.
- The **spring clean-up day** was well attended with 16 neighbors showing up in April to clean up the perimeters of our neighborhood – Big Beaver, Woodward, Kensington and Charing Cross roads. Thank you to Rich and Becky Sorensen, Dave/Joey Turner and family, Brian Butler, Angela Jurson, Randy Kart/family, Dave Wilner, Nancy Harrison, Chris and Christie Nowak, Stephanie LaMarco/son.

President/Treasurer's Report by Rich Sorensen. Highlights include:

- The **annual financial report** was reviewed with special interest in the legal fees for 2024, including: the filing of the Michigan Marketable Record Title Act which confirmed/registered our deed restrictions; Lot #34 grow house eviction, and the defense of multiple deed-restriction challenges.
- Invoices for **BEIA dues** were sent to home and vacant-lot owners in late-March. Collections to date are approximately 40% of all neighbors.
- The **pillars at Charing Cross** have been repaired after a nearly two-year wait to settle the insurance claim from the damaging accident in 2023. Pillars are scheduled to be cleaned this

summer. It was also reported that the City of Bloomfield Hills will take over the maintenance of the surrounding grounds.

- The **road condition EOI** received its initial 50% inquiry interest and was submitted to Bloomfield Township. The Assessor's office has filed the request with Oakland County, who will investigate the requirements to widen the neighborhood roads to meet today's code, provide a list of hard- and soft-landscape that might be affected, research drainage requirements, mitigate construction damage, and provide a cost proposal sometime next year. With this information, we will call a meeting of neighbors to learn the details of the proposal and each homeowner will have the opportunity to vote on the proposed assessment. As of now, we are asked to contact Bloomfield Township Public Works at 248-594-2802 for any neighborhood road conditions that need to be addressed.
- The **crime spree** of 2024 seems to have slowed down with only one reported break-in in our neighborhood in the first quarter of 2025, but police are encouraging everyone to remain vigilant as the summer months approach and people are more likely to spend time outdoors and leave their house unlocked. Additionally, contact Bloomfield Township Police if you see any suspicious activity 248-433-7755.

Architectural Review Report by Brian Butler. Highlights include:

- Six homesites are currently under construction. Architectural review continues as plans are submitted/changed. Thus far, all have met BEIA deed restrictions and neighborhood approval. Currently, no additional constructions are under formal proposal.

Election of New Board Members by Rich Sorensen. Highlights included:

- After serving on the BEIA Board since 2016, Dave Turner stepped down as an officer. We thank him for his service and provided the Turner family with a gift card to a local restaurant.
- Angela Jurson nominated Randy Kart to fill an at-large seat, Dave Wilner seconded the nomination. The vote passed and Randy Kart will join the BEIA Board.

Meeting was adjourned by Dave Miller and seconded by Dave Wilner at 8:00PM.