



Willowbrook Farm Homeowners Association

A home of Novi Community

February 1st, 2018

Dear Willowbrook Farm Homeowner,

Wishing each of you a year filled with moments of good health and bliss.

Time to announce annual fee of **Willowbrook Farm Homeowners Association** for the year 2018.

Given that we did take care few of the critical projects during 2017, and now focusing on that needs attention, including recouping rainy day funds, Board has determined to set the annual fee for the year of 2018 at \$390 which potentially could have been much higher though Board did manage to keep the overall expenses down.

Major projects completed in 2017.

Drained and dredged six of the seven ponds, completely getting rid of weeds and other impediments.

Checked and removed hindrances of all types from all inlets and outlets, securing the iron grills well.

Hydro seeded all six ponds, stretching the green lush grass surface for easy maintenance.

Removed the damaged and dilapidated cement caps from all 11 pillars and the side walls on Meadowbrook Rd.

De-rusted / heavy coated with fresh rust preventive paint the entire stretch of iron fence along Meadowbrook Rd.

Three of the five Cul-de-sac were redone with stones, totally eliminating the cost of water.

Renewed the landscape, snow removal and pond treating contracts for next five years.

This gives us a huge control on determining cost / controlling increases and the potential to save more.

Successful completion and securing necessary vote to pass the amended version of Covenants and By-Laws.

Payment method to remit annual fee:

Please mail a check to the PO Box as shown below, favoring WFHA.

This is the only mode of payment available for this year.

Mailing Address on the envelope:

P.O.Box 169, Novi, MI 48375-0169

Please make the check payable to:

WFHA

Lot #

Ensure to write your lot # in the memo section of the check.

To ensure proper credit, **do not forget to include your lot number as described above.**

Remittances received beyond the said date will attract a late fee of \$25 for every month delayed.

Last date to receive your remittance with no late fee is by March 31, 2018.

Sincerely,

Board of WFHA

boardmembers@wfha1.com