

# ***The Greens Townhome Association FLASH***

## ***July 2026***

### **BOARD OF DIRECTORS**

|                   |              |                  |              |                       |
|-------------------|--------------|------------------|--------------|-----------------------|
| <u>President</u>  | Bob Voss     | <u>Secretary</u> | Gail Welsh   | <u>Director</u>       |
| <u>Vice Pres.</u> | Bruce Snyder | <u>Director</u>  | Bob Richae   | James Siebenaler_____ |
| <u>Treasurer</u>  | Mike Arnold  | <u>Director</u>  | Sandra Lisko |                       |

E-mail for Greens Townhome Association: [greenstownhomesofrochestermn@gmail.com](mailto:greenstownhomesofrochestermn@gmail.com)

Website: **www.thegreensroch.com**

**Page 1 of 2**

### **STREET LIGHTS**

Two new ground light fixtures with LED bulbs will be replaced soon at the entrance to the Greens on 50<sup>th</sup> Avenue. Should last for 25 years, as the previous ones did.

The fractured underground wire was finally found that has knocked out the streetlights on Greens Ave. It appears the damage was done by Metronet. Unfortunately, Metronet has been purchased by Tmobile and it is not clear if Tmobile will pay for the expensive repair (>5000 dollars) of damage done before their purchase. The Board is working on trying to get reimbursement prior to repair by the electrician. In the meantime, porch lights are an option at night.

### **YEARLY HOA RESIDENTS MEETING**

The yearly residents meeting has been moved from September to Thursday, October 22, 2026 at 6pm at Holy Spirit Church across the street from the Greens on 50<sup>th</sup> Ave. Informational packets will be sent to residents 3 to 4 weeks prior to the meeting for review. You are urged to attend, as a quorum of 50% is required for passage of any changes or new rules.

### **NEED FOR NEW HOA BOARD MEMBERS**

You have probably seen signs up around the complex asking residents to run for our HOA board that has been self-managed for 25 years. At least 3 current board members have finished their terms and are not running for reelection. Four others are remaining to complete their terms. The bylaws require a 7 member Board, so we need the 3 resigning members replaced to maintain the Board. If that number is not met, we will have to hire a management company to handle complaints, inquiries, contracts, snow removal, lawn care, etc., A company will likely add an additional 15 to 18 dollars per month to the HOA fee. Please consider running for a two year position. You can ask any Board member for further information about the experience. The position is unpaid and the Board generally meets once a month. It is an opportunity to have a say in your community.

### ***NATIONAL NIGHT OUT PICNIC***

A reminder to attend our Neighborhood National Night Out picnic on Tuesday August 4 from 5pm to 7pm in the Wildgrass cul de sac. Come and meet your neighbors as well as community police. Mayor Norton also plans to stop by. Bring a chair and dish to share. You can contact Sandy Lisko at 507-269-7646 or at the greens email for more info.

### ***RUMMAGE SALE***

A community rummage sale is still planned for September. Further information on the date will be available later in August.

### ***LAWN BROWNING***

A Board member contacted the Olmsted County extension office to discuss lawn management issues with a lawn specialist. In particular, should the brown areas that did not respond to rain or watering be soil tested? The specialist thought that the long brown lines, either single, parallel or curved that look like the result of a lawn mower's run did not need soil testing. She thought they were likely due to fertilizer burn from an applicator and if they do not improve, to either scatter the lines with grass seeds in the fall or see if they improve on their own over the winter.

She thought it was possible that more extensive patchy rather than linear areas could be due to some kind of infection, perhaps a fungus, bacteria or virus. The lawn has been particularly stressed this year with alternating drought, heavy rains and humidity. Small turf samples can be sent to the University of Wisconsin's Plant Disease clinic for infectious testing for 20 dollars per sample. No extra charge for being sent from Minnesota. If there are only a few patchy areas, again, it may be worthwhile to see if the lawn heals itself over the winter. If there are more than a few patchy areas, samples can be taken and sent. You can send comments and opinions on this issue to the greens email.

### ***GREENS WEBSITE***

A resident, SherriBelle Brinkworth, has kindly volunteered to manage the Greens website, **[www.thegreensroch.com](http://www.thegreensroch.com)**, for the upcoming year. You can find useful info there, including the bylaws, architecture request forms and past Flashes.