

**Spring
2020**



the woodlands
Newsletter

Quote

Alone we can do little; together we can do much - Helen Keller

Preparing for large projects in 2020

We want to make you aware of some large projects that will bring heavy equipment and many construction workers into our community through the Fall of this year. Please be careful and watch out for workers and equipment in and outside of the Woodlands.



Rogers Road revitalization project

In the Spring of 2020, the City of Bloomington plans a major revitalization project on Rogers Road that includes an updated walking path, level to the road, and a median between the Woodlands and The Stands to curb speeding traffic and provide a safe cross path for pedestrians. A retaining wall will be built in front of the Woodlands, Rogers Road facing units, made of stamped concrete to look like stack stone.

We will keep you updated with a timeline of events as we are made aware.

What we know so far:

- Trees along Rogers Road toward the boardwalk and High Street will be removed by April 1st.
- Our entrance will be bulldozed to street level and our entrance signs removed.
- Pipelines will be installed across the street and to the East that should complete this summer.
- Please expect exit and entrance closures and one-lane access throughout the process.

Roofing

Roofing will begin later than expected for building 3 due to rain. We anticipate the start date to be mid-April. Health guidelines of the State will now be a factor for this start date.



Basement and foundation work

Basement wall and foundation repair is anticipated for April, for 3 units within the Woodlands. This is also dependent on health guidelines of the State. Please note: Large equipment may be involved.



Pond remediation

The Woodlands is currently working with the City of Bloomington to reclaim our pond and reclassify it as a wetlands habitat. A Master Gardener grant was not awarded, but efforts push on with the suggested collaboration of MC-IRIS, to remove invasives and plant native species in an effort to reclaim our Monarch butterfly way-station status. It is possible that Bobcat equipment will be brought onsite to help clear debris. Grading and stormwater filtration from our parking lot will be part of this effort. Stay tuned for updates.

Clean-up day scheduled for the fall

A HAND Neighborhood clean-up grant has been secured and tentatively scheduled for Saturday, October 10, 2020.

Neighbors have volunteered to help with large item disposal and tidying up our community. A large roll-off will be placed and a wood chipper will be available to grind fallen limbs for our walking paths. More information to follow on items permitted for disposal, scheduling your large item pick-up and a detailed list of projects. A community gathering on the deck will follow that evening (unless we are too tired and weather permitting) ! All are invited. We can always use more volunteers for the clean-up day. Email us at hoa@woodlandshoa.net.

Special resolution and special assessment

Thank you, Woodlands neighbors, for your support of our community. In these trying times, we want to say that we are grateful for your timeliness in giving for the good of the whole. Because of your dollars, basements, foundations and slab work that had been in need are being addressed. The special assessment funds enable us to help those in need.

Committees

If you would like to join in the effort to make the Woodlands great again, please consider volunteering for one of our committees. Applications are available for download from our website. www.woodlandshoa.net. Any homeowner in good standing is welcome to apply. Each committee is led by one board member. Feel free to contact them directly for more information.



Buildings and Grounds

Board lead: Brian Dahlberg
Director1@woodlandshoa.net

Community & Communications

Board lead: Susan Seitzinger
VP@woodlandshoa.net

Finance

Board lead: Ken Shafer
President@woodlandshoa.net

*Please note that as of the date of this newsletter, Coronavirus has shutdown various services. It is possible that a statewide demand for self quarantine may be issued. Our hope is that construction can be performed as anticipated. **Stay safe everyone.***

3.21.2020