

The Good Life...

--- Published by Tamarack Trails Community Services Association ---
(608) 833-1615 – www.tamaracktrails.com / Office Hours M - F 9 am- 4 pm, or by Appointment

July 2025

Meeting Calendar

Meetings are open to all residents.

Amenities Committee
TBD

Architectural Review Board
Wednesday, August 13 – 4:30pm

Board of Directors
Tuesday, July 22 – 6:30pm

Finance Committee
Wednesday, August 20 – 3:00pm

Maintenance Committee
Tuesday, August 12 – 4:00pm

Resident Activities Committee
Tuesday, August 12 - 5:00pm

Welcome Committee
Scheduled date TBD

OFFICE HOURS

Monday- Friday
9 am – 4 pm
Or by appointment

Stacey Haberman
Association Manager
Stacey.Haberman@tamaracktrails.com

Jean Hilgers,
Office Manager
Jean.Hilgers@tamaracktrails.com

Nominations and Elections Committee

Are you interested in elections? The Nominations and Elections Committee is seeking volunteers for the 2025 election to assist with organizing, recruiting candidates, managing ballots, and other things that ensure Tamarack has a smooth election.

Please send a note to the office or let a Board member know if you are interested in serving on this important Committee

Tamarack's Annual Meeting will be held at Vista West at 7 p.m. on October 28, 2025.

Tamarack Directory – Is yours up-to-date?

Pick up the latest copy at the office. Send an email to Jean Hilgers (jean.hilgers@tamaracktrails.com) and she'll have one printed and waiting for you.

Need something notarized? Jean can do that for you, too!

Pets off leash

The office has been receiving calls about dogs being off leash. Pets are not allowed to have free run of common areas. When a pet is outside a living unit, it must be always accompanied by its owner (or designee) on a leash. This applies to cats, dogs and other pets.

Exterior Painting Project has started

Our exterior painting project for Pine Ridge, Randolph & Tree Lane has started. Pine Ridge: 101-123, 127-144, Randolph: 201-215, Tree Lane: 7379-7423, 7441, 7445

Please be aware of the contractor in the area. As always, if you have any questions, please call the office 608-833-1615.

INTERESTED IN JOINING THE FINANCE COMMITTEE?

The Finance Committee is looking for residents interested in joining the Committee. We currently are short of two members and expect to lose more members at the end of this year. In recognition that some residents might be interested but are unable to make the current 3 pm starting time on the third Wednesday of the month, the committee is considering moving the starting time next year to 6:30 pm. If you are interested or have questions, contact Stacey in the Tamarack office at (608) 833-1615 or Stacey@tamaracktrails.com, or Tom Ferris, the current Finance Committee chair, at tomf@tamaracktrails.com.

Activities and Events

Mark Your Calendars for August

Poolside Concert

A summer concert will be held poolside on **Tuesday, August 5 at 7:00 pm**. We are happy to present **Better with Friends**, a duo combining the talents of vocalist Deanna Heise and vocalist/multi-instrumentalist Tracy Jane Comer, both stand-out artists in their own right. Their repertoire includes polished, harmony-rich crowd-pleasing cover songs of everything from rock/pop to country and folk from many decades through today. This will be a really special concert provided by just two people and a few acoustic instruments sure to have wide appeal to the Tamarack Trails audience. As the band notes, "Like so many things in life, music is better with friends."

RAC Summertime Events: Mark Your Calendars Now

The Residents' Activity Committee (RAC) is finalizing plans for summer events here at Tamarack Trails.

August 5: Tracey Comer, Better With Friends(duet): Concert at the pool, 6:30 pm. RAC will provide treats; bring your own beverages.

September 7: Annual Summer Potluck: RAC supplies the brats, burgers and beverages; residents are asked to bring a side dish.

Join your neighbors, make some new friends, and enjoy these summertime opportunities to relax and participate in *The Good Life* at Tamarack Trails! Further details will be provided as we get closer to these events.

Tamarack Water Aerobics Classes for 2025 Season

It is never too early to think about making a Big Splash and gaining some health benefits* while exercising with your Tamarack neighbors right here at the Tamarack Pool.

*Hours of Fun * Increased Range of Motion * Stronger Muscles * Improved Physical Health*
* Improved Mental Health * Better Heart Rate * Time Spent Outside *
* Getting Some Vitamin D * Getting to Know Your New Neighbors*

Morning Classes

9:00 - 9:50 a.m.

Monday, Wednesday, and
Friday

For dates and details contact:

Jean Hilgers:

Jean.Hilgers@tamaracktrails.com or Patti

psponem@gmail.com 608-
279-3149



Evening Classes

5:30 - 6:30 p.m.

Monday, Tuesday, and
Thursday

For dates and details

contact:, Pat:

pjmaddox1@charter.net or

Teri:

teriedman@yahoo.com

New and Returning Participants always Welcome!

Seasonal Reminders And Projects

Mulching will begin this week

All areas East of Westfield and South of Tree Lane will be mulched. If you do not want mulch please call the office or email stacey@tamaracktrails.com.

Extra mulch will be available for residents, located by the grounds garage. If you would like mulch delivered for \$15.00, call the office and we will let the staff know.

If you have any questions, please contact the office.

Board and Committee Business

Board Meeting Notes – June 24, 2025

This is an informal report about the regular monthly meeting of the Board of Directors. Official minutes will be posted on the Tamarack website after approval by the Board.

Pool Update:

- The board approved signing of the final loan documents by the President and Treasurer with Alliance Bank for \$600,000 to pay the remaining cost of the pool renovation.
- A new pool access system is being investigated. Key cards are not needed at this time.
- The board approved extending the pool season by one week to a closing date of Sunday, September 28, 2025, based on weather and lifeguard availability.

Motions approved by the board:

- **Viktor's Painting LLC** in the amount of \$88,300 for exterior painting. Homes to be done:
 - Pine Ridge: 101-123, 127-144
 - Randolph: 201-215
 - Tree Lane: 7379-7423, 7441, 7445
- **JR's Mulch Sales** in the amount of \$35,454.60. We are on a 2-year mulch rotation. This year, mulch will be spread at homes on the east side of Westfield and south of Tree Lane. Additional mulch will be available for resident use at Tamarack.
- **Neighbors for a Greener Tamarack** has been authorized to submit a Plant Dane, grant application for free native plants. Their preferred planting location is at four trail signs on Tree Lane.
- Following the financial audit, excess Operating Funds in the amount of \$100,000 will be transferred to the Reserve Fund to help fund unbudgeted reserve expenditures.
- New members to the **Ad-Hoc Website Work Group** are Alexandra Fedorova, Ellen Foley, Jayne Meyer, Gabriel Rotberg and Henrik Rydberg.

April 2025 Financial Statements were reviewed.

1. April 30, 2025, Fund Balances
 - a) Operating - \$336,180.96
 - b) Reserve – \$871,859.27
2. May 30, 2025, Investment Account Balances which are part of the Reserve Fund.
 - a) US Bank - \$646,266.95
 - b) Edward Jones – \$12,176.07

Resident Activities Committee is planning several events. Mark your calendars.

- Concerts on Monday, July 14th and Tuesday, August 5th
- Annual potluck will be held on Sunday, September 7th.

Please join us for the next Board meeting: Tuesday, July 22, 2025, at 6:30pm.

ARB News & Updates

Minimum Information for Submitting Requests to the ARB

The ARB expects to receive ARB requests for their next meeting 14 days in advance. Much of this intervening time ARB may be spent making a site visit, checking for BOS compliance, reviewing the documentation supplied by the unit owner attached to a submittal form, Form 1 or 2., and “playing phone/email tag” with the unit owner to secure items needed for a complete request. Owners should share BOS with contractors and review the possible need for a permit from the City of Madison. See also BOS, III.A. – G. found on the Tamarack Webpage.

Minimally, a request should include:

- A completed form, including unit owner contact information
- A brief description of project (new or replacement) and photos of exterior location(s)
- The product description, vendor and contractor contact information
- The estimated date of construction, contractor certificate of insurance, and
- Any comments from neighbors within view.

Attachments to the Unit Exterior

As per the Book of Standards, IV., attachments to a unit’s exterior trim, is not allowed unless so stated in BOS and ARB approval is obtained.

Some decorative items or small battery-operated/solar security lights or cameras may easily be attached to siding without adding nails or screws. There are various [vinyl siding clips](#) available locally and online. Just check to make sure the weight of the item to be attached is suitable for the fastener chosen.

Why is ARB concerned about exterior attachments? Remember the exterior is the responsibility of the Association; therefore, any attachment may impact the life of the exterior element and/or require additional time and resources when staff or vendors are maintaining the building exterior. As with holiday décor and other items placed on the lawn or in garden areas, they must not impede maintenance operations and may need to be removed temporarily while various work is conducted. When considering making such attachments, unit owners must be mindful of maintaining the integrity of the external design and character of Tamarack as stated in the BOS.