

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

November 2025

Meeting Calendar

Meetings are open to all residents

Amenities Committee

Thursday, November 13 – 11:00am

Architectural Review Board

Wednesday, November 10 – 4:30pm

Board of Directors

Tuesday, November 18 – 6:30pm

Finance Committee

Wednesday, November 12 – 3:00pm

Maintenance Committee

Tuesday, November 9 – 4:00pm

Resident Activities Committee

Wednesday, November 12 -5:00pm

Welcome Committee

Tbd

Holiday Party

Thursday, December 4 – 6pm

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

Tamarack Trails Has Four New Board Members

The Tamarack Trails' Nominations and Elections Committee (NEC) conducted the annual election in accordance with our by-laws and revisions, which were established and approved by the Board of Directors in 2020.

155 candidate ballots -- representing about half of the 320 dwelling units in our community -- were completed and submitted by unit owners and were tabulated by the NEC. The NEC members and others involved in ballot counting included Keith Findley, Board Liaison, Larry White, Sue Rapa, Joanne Lenburg, and Amy Kell, NEC Chair. Board President Jayne Meyer, and Board Secretary Janet Hirsch were present throughout.

The four candidates who received the greatest number of votes were determined to be the winners. This year's new board members include Michael Boggs, Tom Ferris, Ric Genthe, and Lynn Waishwell. They will join current board members Jayne Meyer, Janet Hirsch and Eliisa Rydberg.

We thank all the candidates who volunteered their time and effort to serve their community this year. We are grateful to you all.

2025-2026 Board Officers Elected

On November 4, 2025, the newly-elected directors gathered to elect board officers for the coming year.

- President – Jayne Meyer
- Vice-president – Lynn Waishwell
- Secretary – Janet Hirsch
- Treasurer – Tom Ferris

Officers are elected annually by the directors to serve a one-year term. The 2025-2026 term for all directors starts at the end of the November board meeting. Congratulations!

2025 Board Meeting Dates

Mark your calendars for changes to the November and December board meetings.

- Tuesday, November 18, 2025
- Tuesday, December 30, 2025

Both meetings will be held at 6:30pm at the clubhouse and via ZOOM. Hope to see you there.

TT Office Closed – November 27-30th

The offices will be closed from Thanksgiving Day through Sunday and re-opening on Monday, December 1st. The Tamarack staff will be taking a well-deserved break over Thanksgiving weekend. Thursday and Friday are paid holidays.

Assessment Letters to Arrive on December 1st

At their November 18th meeting, the TT board will approve the 2026 budget and assessment increases. Following that approval, the staff, board members and volunteers will work to finalize the individual assessment numbers for each home. The assessment letters with your unit's 2026 assessment will be printed, folded, stuffed into envelopes and taken to the post office. They are scheduled to arrive at your address on December 1st.

Activities And Events

Tamarack Trails Holiday Party — December 4, 2025

The annual Tamarack Trails Holiday Party will be held on December 4th, from 6:00 — 9:00 PM. This is a wonderful opportunity to start the holiday season by enjoying some time with your new and old friends at Tamarack Trails. All residents are welcome. Each family is asked to bring an appetizer or dessert to share. Wine, beer, and soft drinks will be provided, along with a signature cocktail and a non-alcoholic punch. This party has proven to be one of Tamarack's most cherished holiday traditions, so please plan to join us this year!

Tamarack Forever Fit Class

Monday & Wednesday 3:00-3:45, Friday 10:00-10:45

Sept. 19 – Dec 29

No Classes Oct. 10, Nov. 10-17. Nov 27-28 & Dec 24

Forever Fit Class is a fun low impact total body workout, with options to let you work out at your own pace, and economical.

We use resistance bands, balls, weights & yoga mats. Emphasis on cardiac heart health, balance, coordination, flexibility, toning and strength.

Call Pattie (Pat) Sponem 608-279-3149

Email: psponem@gmail.com

Please call or email for more details.

Tamarack News and Tidbits

Yard Waste Collection Extended thru November 17

The Tamarack staff will be collecting yard waste on Monday and Friday each week. Due to the unusually warm weather, we will collect waste for two more weeks. The last collection date will be Friday, November 17. After this date you can place your yard waste in the "Landscape Dumpster" in front of the maintenance building.



Staff Appreciation Lunch

On November 7th the Amenities Committee hosted lunch for the Tamarack Staff to show their appreciation for all the wonderful work this amazing group does to support our community. Their numbers are small but their contribution to Tamarack Trails is immeasurable! With 320 aging units and many acres of beautiful, mature plantings, the task of keeping up with repairs and landscaping is immense. Tamarack wouldn't be the coveted community that it is without the extraordinary efforts of Stacey, Rich, Tom, Emily and Jean M. On top of all the details of everyday association management, Stacey and Jean had to take on the huge job of overseeing the building of our new swimming pool and all the headaches that went along with that project. We would be lost without this dynamic duo!

We know that our entire community is beyond grateful for our hard-working and dedicated staff. We are so fortunate to be blessed with such a talented and congenial group! MANY THANKS TO ALL OF YOU!

Ice Melt

Ice No More (a calcium/potassium chloride blend of ice melt) can be purchased through the Tamarack office. The ice melt is available in 20-pound bags at a cost of \$6.00 each. Please use the form located at the end of this newsletter to order your ice melt. We keep the salt on hand for sale throughout the winter.

Board and Committee Business

Board Meeting Notes – October 21, 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.

Updates:

- The board is still working to improve the sound and video technology at their meetings.
- Implementation of community-wide Low Mow May is waiting additional information regarding a review from Greenscapes and a cost estimate for implementation. The motion was moved to the November BOD agenda.

Motions approved by the Board:

- New date for November board meeting is Tuesday, November 18th at 6:30pm.
- Funding of the clubhouse exploratory work outlined in the proposal from Strang.
- Garden Committee Terms of Reference were approved.
- NGT to provide a written report/evaluation of the Tree Lane plant project in fall 2026 and 2027.
- Current and new members of the Ad-Hoc Energy Conservation Workgroup were approved: Jen Ashkenazi, Mark Aylesworth, Keith Findley, Tom Hirsch, Nancy Korda, Harry Miles, Cailin O'Connor, Melinda Young, Janet Zimmerman
- New members of the Finance Committee: Jen Ashkenazi and Wayne Koska.

Committee Activities & Events:

- Human Resources Committee submitted the first draft of the Resident Code of Conduct Policy and will be reviewing comments.
- Resident Activities Committee sponsored the Pickleball Tournament in September and will hold a food drive later this fall.

Annual Meeting Has Record Attendance

Wow! Our 2025 annual meeting had record attendance with more than 60 residents attending in-person, plus another cohort on ZOOM.

President Jayne Meyer presided over the meeting which was held on Tuesday, October 28th. In her address, Meyer emphasized the role that all of us play in making Tamarack a “community”. In 2026, as in every year, we will face some new and unknown challenges. It is important that we resolve any conflicts and difficulties with kindness and patience as we make decisions that are in the best interest of the association.

Association Manager Stacey Haberman recognized the hard work that is done by the staff, Rich and Tom in Maintenance, and Jean and Emily in Grounds, along with a special mention of appreciation for the work done by Jean Hilgers on a daily basis. Stacey summarized the many projects have been completed in 2025, 29 landscaping projects, over 70 homes had exterior painting, asphalt and concrete, replaced decks, repaired decks, seasonal pruning and extensive tree maintenance will be starting late November, early December, all with-in budget and high quality of work, and that some of the ‘easy projects’ have turned into projects that have lasted days, and in some cases weeks, because of extensive wood rot, along with the successful pool project. There is focus now on the potential issues surrounding the clubhouse, which is currently being analyzed by Strang and Associates Inc. with the MC, FC and staff.

Tom Ferris, chair of the Finance Committee and the ad-hoc Budget Workgroup, used his PowerPoint presentation to provide an overview of the proposed 2026 budget. The proposed Average Monthly Assessment (AMA) increase is 5.7% or \$28.40 per month. New reserve items in the budget are the 5-year loan principal and interest, which covers the final payment of the pool project, and an estimated \$200,000 to cover unknown structural repairs at the clubhouse.

Meyer thanked the outgoing directors for their work on the Tamarack board: Keith Findley, Ellen Foley and Ginny White.

Findley thanked the committee members who are ending their terms as chair: Tom Ferris (Finance), Izzie Popic (ARB), Kendra Gurnee (Welcoming) and Wayne Koska (Garden).

A big thank you goes to our neighbor, Vista West, who graciously allowed us to hold this meeting in their Community Room.

ARB ISSUES AND UPDATES



ARB VACANCIES

It is that time of year when member’s terms expire and committees look for residents to step up and volunteer to be appointed. At year end ARB may have 2-3 vacancies to fill. One vacancy that will be more difficult than others to fill is that of Co-Chair Izzie Popic whose term will be expiring at year end. Izzie served on that 2+ year project of updating the Book of Standards, and simplified our Walk Around Data Worksheet and the reporting of our observations (health, safety, non-compliance, etc.). In addition, she has chaired our meetings with positivity, clear outcomes and always creating agendas with inclusion of complete documentation. She will be missed by us all but knowing that she’ll find another committee which will need her strengths.

ARB does not meet in December, but if you have interest in joining, please contact us (Co-chairs-- Izzie Popic izzi822@gmail.com or Jean MacCubbin, citizenjean2@gmail.com) before the December Board meeting so you may be appointed in time for our first meeting in January!

SEE SOMETHING, SAY SOMETHING

Sometimes we don't take a walk around our units and look up and down for anything amiss. Small items like a disconnected downspout might not be a big deal to some, but with time could cause damage not only to the exterior of a unit, but inside as well and become an expensive, time-consuming project. Submit a work order via AppFolio or make a call to the Office. Staff are always ready to check things out before they become a bigger issue.

“LIKE-LIKE”

Here's a term you may have heard if you are requesting to make a change, especially with window replacements. It literally means THE SAME THING, THE SAME DIMENSIONS, THE SAME NUMBER OF PANES OR PANELS. Replacing existing 3-panel sliding windows does NOT mean replacing them with a 2-panel window with wider panels. And depending on the location of the window, the openable portion may need to meet egress standards. Like-like also doesn't relieve you from obtaining any required City permits.

SUBMITTAL DATES for completed request forms* prior to ARB monthly meetings.

Meeting Date (Weds., 4:30 pm Clubhouse)	Completed Requests Due	Meeting Date (Weds., 4:30 pm Clubhouse)	Completed Requests Due
November 12	October 29	January 13	December 23
No December Meeting		February 12	January 29

*Request Forms 1 & 2 are available in the Appendix of the BOS.



Neighbors for a Greener Tamarack Tree Lane Native Plantings

Native plants provided by Dane County were finally planted along Tree Lane common areas. Come take a look at how they are progressing! About four dozen plants were put into the common areas to the four trail post signs on Tree Lane by NGT members and local residents. Currently they are protected from rabbits with with plant cages but we hope they will not be so tempting in the future. If you are a Tree Lane resident and want to monitor the garden please let us know. NGT will keep watch but we hope some enthusiasts will want to tend these little gardens in the spring with watering and weed control. And, of course, take pictures of the pollinators that will enjoy the plants.

Community Low Mow May Listening Session

The Maintenance Committee recommended that Tamarack implement Low May Community Wide contingent upon review of Greenscapes analysis and impact of potential costs. Residents' comments provided valuable input both in person or by email were very important in considering the proposal. Of the 26 units that provided comments, 9 units opposed and 14 supported the proposal. Three units made comments without specific concerns or support identified. It is extremely important to hear from residents directly to understand concerns and benefits. All comments are taken very seriously and appreciated.

Leave the Leaves Program (No Blow)

If the number of flags taken from the office is any measure of success, all but a few of the 300 purchased are in your garden beds! Please save the flags for reuse or return to the office for reuse next year. Thanks for thinking of your garden beds as a place for wintering creatures.

Know Your Tamarack Neighbor – Tom Hirsch

This month, I had the pleasure of interviewing the nice appearing, intelligent, active, well rounded, 82- year old, Tom Hirsch. In other interviews, I have commented that we are so lucky to have the quality of neighbors that we do have here, and Tom falls in that category, also.

Tom's parents, Franz (an ob./gyn doctor) and Adelheid (art educator) escaped from Germany in 1936 leaving behind family and friends to a cruel fate. Tom's sister (originally Violet, later Noa) was born in England on the family's flight from Germany, and Tom & his brother, Jack, were born in the US. The family settled on the north side of Chicago where Tom attended Francis Parker school. He was a medium/good student, & he was editor of the Year Book his senior year. He also enjoyed soccer.

When it came time for college, he chose Reed College in Portland, Ore for two years, and then came back to the Midwest for five years at the Illinois Institute of Technology in Chicago, getting a Bachelor of Architecture degree.

He then began the next stage of his life. He married Kathleen Piper & had two boys (Adam & David), and lived in Crawford County west of Madison. The family then came to Madison where Tom became the WI Dept. of Health & Social Services community housing specialist. He then got a divorce, but continued living in Madison to raise his boys.

In 1987, he reconnected with Lynn Rosenberg, and she became his second wife for 38 years before dying this past August. With Lynn, he had a blended family of Jennifer, Hubie, Allison, Adam & David. He spent a lot of time caring for Lynn, and with the use of spirituality, they both prepared for her passing. Now, he and his little dog, Pearl, take many walks to help them adjust to the new life without Lynn.

Lynn & Tom have lived for 2 1/2 years in Tamarack, and before that for 29 years in a condo close to West H.S. He and Lynn moved to 7305 Cedar Creek which has few steps and a sense of community. He stepped right in to serve Tamarack on the ad hoc committee for club house solar panels. He is optimistic that because money and electricity will be saved, that this project will pass. Tom has won his share of awards. Here are a couple. In 2011, he was elected to the College of Fellows of the American Institute of Architects for "original thinking, ethical responsibility & comprehensive approach to a wide range of human habitability issues."

In May of 2014, he received the 2014 "Golden Award" from AIA Wisconsin, the state society of the American Institute of Architects "for his distinguished record of service, spanning over 30 years....."

His personal life involves swimming, pickleball, reading & going to meetings at Agrace Hospice. He also has a private consulting business. Welcome to our curious, creative neighbor.

Joyce Hasselman Waldorf, 11 White Pine Trail

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Tamarack Trails Ice Melt Order Form

Please submit this form along with your payment to the Tamarack office.

The ice melt will be delivered to your doorstep the following day.

Address _____

Qty _____ 20 lb. Bag(s) @ \$6.00 = \$ _____