

**August 2025**

**H.G. EXPRESS**  
**moving forward**



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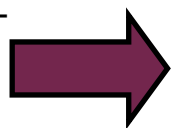
### ATTENTION RESIDENTS

Installation/Alteration requests and Service Animal requests should be in no later than Friday, August 15, 2025 to be reviewed at the Board of Directors meeting on August 21, 2025.

### ATTENTION RESIDENTS

If you'd like to leave your mark and put your hand prints on the Grove Wall, the Community is calling all ages to come together and leave a unique imprint of your presence! Please see more info on page two (2) regarding hand prints on the Grove Wall!  
We hope to see you there!

IM-



Please make sure your unit number is written on your check **AND** envelope before it is turned into the office. Checks or money orders must be filled out in black or blue ink **ONLY**.  
Thank you.

**NO SENIOR MOVIE NIGHT UNTIL FURTHER NOTICE**

**NO OPEN BOARD MEETING THIS MONTH**

VISIT US AT [HANOVERGROVE.COM](http://HANOVERGROVE.COM)

Gary Niedojadlo, President  
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Garry Young, 2nd VP

Patricia Kempf, Treasurer  
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Bernice Behrend, Secretary  
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COMMITTEES & CHAIRPERSONS  
Glynn Thompson—Grounds

COMMODITIES  
Sharon Maniaci

SENIORS - MOVIE NIGHT  
Bernice Behrend

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David Sullivan  
Shannon Greshan  
Todd Mitchell  
Robert Konvinski  
Clifford Stemmerich

Grounds  
Steven Crandall, Supervisor  
Michael Browne  
Ryan Cornman  
Aidan Stemmerich

# MANAGEMENT NEWS

August 2025

Summer has definitely arrived here with all of the hot weather that we've been having. What a fantastic opportunity to cool off with friends, family, and neighbors at our fabulous splash pad... The Grove Cove! It's been great to see so many children and their families enjoying themselves. Please remember that the Grove Cove is open to people of **all ages** from 11:00am thru 7:00pm (weather permitting) Tuesday thru Saturday. Sunday's hours of operation are 12:00 noon thru 6:00pm. Please note that you must have your key fob to enter The Grove Cove and we kindly request that everyone follow the posted Rules and Regulations while using the facility.

I would also like to take a minute to invite you and your children to add your painted handprints to the wall on Grove Street. We have scheduled for a volunteer from our community to be available on Friday August 8<sup>th</sup> and Friday August 22<sup>nd</sup> at the Grove Garage to assist everyone who is interested in doing so. We will provide the paint (and an area to wash up)... all you need to do is bring your hands and a smiling face! The community's volunteer is scheduled to be at The Grove Garage from 9:00am thru 2:30pm on the above listed dates... we hope to see you there!

I'd also like to take a minute to ask everyone who hasn't already done so, to remove the snow shovel(s) that are in front of your unit. It's August, and storing snow shovels in front of your unit is unsightly and contributes to a "cluttered" appearance throughout the property. It's also the time of year when Management tours the property to ensure that everyone's fence and deck are being maintained in accordance with Hanover Grove's Rules and Regulations. Please feel free to stop by the Business or Maintenance Offices so that you can pick up a list of the approved colors for staining your deck or fence.

Lastly, we should all thank the Board of Directors for their thoughtful planning and diligent efforts to set aside enough funds to service and replace all of the central air units here at Hanover Grove. Having central air conditioning is a necessity for those who have medical issues or difficulty breathing when the air quality is poor. Central air conditioning also serves to keep us all a little bit more comfortable when the outdoor temperatures seem unbearable. With the increase in outdoor temps, the Board's decision to provide this amenity has had a positive impact on members' wellbeing and has also served to increase the value of each and every membership here at Hanover Grove Cooperative.

# MANAGEMENT NEWS

## THE GROVE COVE RULES AND REGULATIONS

- Use of The Grove Cove is “AT YOUR OWN RISK”- No Lifeguard on Duty.
- Hanover Grove Cooperative will not be responsible for lost or stolen items.
- Everybody must rinse off at the shower before entering The Grove Cove.
- All children under the age of 12 MUST have adult supervision
- Children who are not toilet trained MUST wear a swim diaper.
- No food, drinks, chewing gum, or glass containers allowed in The Grove Cove.
- Smoking, vaping and tobacco products and or alcoholic beverages are NOT allowed.
- No animals on or near The Grove Cove or surrounding fencing.
- Climbing on Grove Cove fixtures and fencing is strictly prohibited.
- Covering The Grove Cove drains is strictly prohibited.
- No inflatable pool toys, squirt guns, water soakers, water balloons, or other recreation equipment allowed.
- No skate boards, roller blades, bicycles, scooters, etc.

## THE GROVE COVE SCHEDULE

**\*SCHEDULE IS WEATHER PERMITTING\***

**Tuesdays - Saturdays: 11:00 am to 7:00 pm**

**Sundays: 12:00 pm to 6:00 pm**

**Mondays: CLOSED**



## An Open Letter Regarding Marijuana Usage at Hanover Grove

Dear Members:

If you are not aware, Hanover Grove Cooperative was constructed pursuant to a housing program initiated by Congress. As a result, the Cooperative entered into agreements which required it to be governed by the Department of Housing and Urban Development (HUD). This agreement required the Cooperative to adhere to regulations of the Federal Government as it relates to housing.

One of the primary directives from HUD is that the **Cooperative must remain drug free, which includes all illegal drugs, including marijuana.** When the Cooperative adopted its Rules and Regulations and Occupancy Agreement it included prohibitions against such drug use.

Therefore, by the Cooperative documents and Federal Law, members of Hanover Grove Cooperative are forbidden from the use of any illicit drug as defined by Federal Law. Further, the Rules and Regulations and your Occupancy Agreement requires that the Cooperative provide each member peaceful enjoyment of their townhome.

Each member must refrain from actions which deny other members peaceable enjoyment of their townhome. Loud noises such as blaring TV's or sound systems, late night parties, and vacuuming after 10:00 p.m. are examples of denying your right to peaceable enjoyment. Smoking marijuana is another example because of the strong smell which permeates through the walls and subjects your neighbors and their children to this nuisance denying them peaceable enjoyment.

Recently, the State of Michigan enacted a series of new laws which modify the use and enable restrictions on the use of marijuana. A section of that law, MCL 333.26427(c)(3) states that the owner (Cooperative) can prevent the smoking or cultivation of marijuana. Therefore, despite the fact that you may have a medical marijuana card authorizing the use, you are prohibited from smoking marijuana at the Cooperative for the two reasons set forth; 1) restriction imposed by HUD regarding illicit drugs as defined by Federal Law, and 2) the State law prohibiting its use in a multi-family environment.

Although the Cooperative cannot endorse the use of medical marijuana due to Federal law, for those who have the medical need for its use, there are many other products available that will not adversely affect your neighbors.

This letter should serve as notice that the Cooperative will aggressively enforce the restriction of the use of illicit drugs, including smoking marijuana in any form. Such use may result in the possible loss of your membership and eviction.

Sincerely,

Hanover Grove Management

# MEMBER NEWS

August 2025

## A WARM WELCOME TO OUR NEWEST MEMBERS



Elizabeth Radulski

Michael Figiel

Jackson Jaeger and Felicia Graham



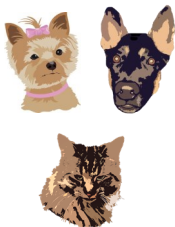
Our prayers and sympathy go out to the families of:

John Ruede



### **ATTENTION RESIDENTS!**

- Register your dog or cat before bringing an animal into your home. We only allow Service Animals and they must be Approved via the Board of Directors.
- Service animals, dogs or cats, must be kept on a leash not to exceed 6 feet.
- Make sure you pick up your dog's or cat's mess, whether walking your pet or cleaning up in your own yard. Pet messes must be picked up immediately.



Thank you.

### **ATTENTION RESIDENTS!**

If you have a service animal and have not registered it for the 2025 year and are not up to date with your pet's vaccinations, please do so. Not doing so will result in fines.

Thank you.



## NEXT FOOD PANTRY PICK-UP

August 14th (Thursday) – 8:30a.m. until 4:30p.m.

August 15th (Friday) – 8:30a.m. until 2:30p.m.

August 28th (Thursday) – 8:30a.m. until 4:30p.m.

August 29th (Friday) - 8:30a.m. 2:30p.m.

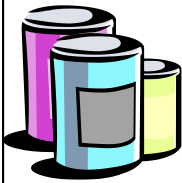
## \*ATTENTION\*

### LAST MONTH'S VOLUNTEER STATS

**VOLUNTEER HOURS: 110 HOURS    OPENED: 4 TIMES**

**# HOUSEHOLDS SERVED: 317    # OF PEOPLE: 695**

**SPECIAL EVENTS: NONE**



All food will be passed out on a first-come, first-serve basis.

Please make sure to sign up for One-Call to be informed!

In accordance with Federal law and U.S. Department of Agriculture (USDA) civil rights regulations and policies, this institution is prohibited from discriminating on the basis of race, color, national origin, sex, age, disability, and reprisal or retaliation for prior civil rights activity. (Not all prohibited bases apply to all programs.)

Any **family** who is interested in receiving food is welcome to come by the new garage any day that food pantry pick up is scheduled!

**This Is Per Family Only!!** Any questions call 586-293-5150.

**FOCUS HOPE WILL BE DELIVERED ON  
WEDNESDAY, AUGUST 20, 2025**

## ATTENTION RESIDENTS

We are looking for volunteers to help us with commodities. Anyone interested please contact the office at 586-293-5150

\*Must be able to lift 30 lbs\*

Food Pantry



## Hanover Grove's Utility Costs for July 2025

Gas \$ 7,410.62  
Water \$ 43,804.24

% of change from same month in 2024

Gas: -53.5 %      Water: +5.4%

Please help us reduce these costs by controlling usage and calling in work orders as needed. Thank you.

## ATTENTION RESIDENTS



**PLEASE CHECK THE NEWSLETTER EVERY MONTH FOR GARBAGE AND RECYCLABLE PICK UP DATES. GARBAGE IS TO BE PUT OUT IN BLACK TRASH BAGS ONLY, EVERY SUNDAY AND THURSDAY NIGHT AT 6PM FOR PICK UP THE NEXT MORNING. RECYCLING PICK UP IS MONDAYS. PLEASE CHECK CALENDER FOR CHANGED DATES DUE TO HOLIDAYS.**



# SUMMER FLOATIN'



## Crunchy Ramen Salad



Prep: 20 Minutes

Cook: 5 Minutes

Total: 25 Minutes

### Ingredients

- 1 tablespoon plus 1/2 cup olive oil, divided
- 1/2 cup slivered almonds
- 1/2 cup sunflower kernels
- 2 packages (14 ounces)
- 12 green onions, chopped (about 1-1/2 cups)
- 1 medium sweet red pepper, chopped
- 1/3 cup cider vinegar
- 1/4 cup sugar
- 1/8 teaspoon pepper
- 2 packages (3 ounces each) chicken ramen noodles

### Directions

1. In a large skillet, heat 1 tablespoon oil over medium heat. Add almonds and sunflower kernels; cook until toasted, about 4 minutes. Cool.
2. In a large bowl, combine coleslaw mix, onions and red pepper. In a small bowl, whisk vinegar, sugar, pepper, contents of ramen seasoning packets and remaining 1/2 cup oil. Pour over salad; toss to coat. Refrigerate until serving. Break noodles into small pieces. Just before serving, stir in noodles, almonds and sunflower kernels.



Prep: 15 Minutes

Additional: 30 Minutes

Total: 45 Minutes

## No Bake Cake Batter Truffles

### Ingredients

- 10 Tablespoons butter, softened
- 1 1/2 cups Funfetti cake mix
- 1/2 cup granulated sugar
- 1/2 cup all-purpose flour
- 2 teaspoons vanilla extract
- 1/3 cup sprinkles
- 16 oz. vanilla almond bark
- 1 teaspoon vegetable oil
- sprinkles, for topping

### Directions

1. Use a food processor to pulse the butter, cake mix, sugar, flour, and vanilla until a dough forms.
2. Add the dough into a large mixing bowl and mix the sprinkles!
3. Using a 1-tablespoon cookie scoop, scoop the dough and roll into a ball; place on baking sheet and freeze for 10 minutes.
4. Melt the almond bark in the microwave until smooth, making sure to stir every 20-30 seconds. Stir in the oil and set aside.
5. Using a fork, dip each cake ball into the melted almond bark and return to baking sheet. Top with additional sprinkles.
6. Place all the cake balls into the fridge and chill for a minimum of 20 minutes, or until the almond bark coating has hardened. Enjoy!

# HAPPY ADS



Looking for someone to  
help with some  
yard/landscaping work,  
willing to pay!

Contact Becky  
(586) 222-4340

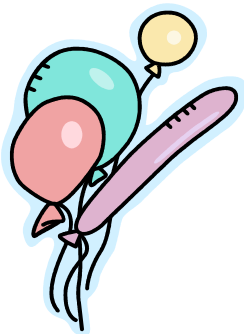
## FOR SALE:

Desktop Postal Scale with USB Port

- Power-Star IV Power Adaptor (included)
  - 3AA Batteries (not included)
  - Weighing Range– 0.1 oz to 10 lbs
    - 1 gram to 5 kg
- Extra large, easy to read, 1.3” LCD Display
  - Still in original packaging

If you would like to put something in  
the newsletter, submit your ad in  
writing by the 20<sup>th</sup> of each month to  
Emily’s attention at the office or email  
her at: **EMullins@hanovergrove.com**

If you want to put something in the newsletter, submit your ad in writing by the 20<sup>th</sup> of each month to Emily’s  
attention at the office or email her at: **frontdesk@hanovergrove.com**



# HALL RENTAL INFO

Having A Party?

Rent the Banquet Hall



## BANQUET HALL

**Holds up to 90 people**

(fewer if you need a dance floor/room for a D.J.)

### The Hall Includes:

Tables & Chairs,  
Commercial Stove,  
Refrigerator, Freezer, Ice Maker,  
and Microwave

### Rental Fees:

Rental Fee: \$350.00  
Cleaning Fee: \$150.00  
Total Due: \$500.00

**Must be paid when booking your event.**

**Check or money order.  
NO CASH**

### For Your Information:

**Hanover does not rent the Hall for  
Holidays or Eves**



**Please call (586) 296-5464 during the business hours listed below to make reservations. Thank you.**

You **MUST** be a member of Hanover Grove Cooperative to rent the Banquet Hall and you **MUST** be in attendance for the full duration of the rental event.  
**NO EXCEPTIONS!**

**Hours: Mondays, Wednesdays, Thursdays: 8:30 a.m.- 5:00 p.m.**

**Tuesdays: 8:30 a.m.- 6:30 p.m.**

**Email: [hallrental@hanovergrove.com](mailto:hallrental@hanovergrove.com)**

August 2025						
Sun	Mon	Tue	Wed	Thu	Fri	Sat
					1	2
					Garbage pick up	
3	4	5	6	7	8	9
Garbage out 6pm	Garbage pick up			Garbage out 6pm	Garbage pick up	
10	11	12	13	14	15	16
Garbage out 6pm	Garbage pick up		Focus Hope	Food Pantry From 8:30am Until 4:30pm Garbage out 6pm	Food Pantry From 8:30am Until 2:30pm HANDPRINTS AT GROVE WALL Garbage pick up	
17	18	19	20	21	22	23
Garbage out 6pm	Garbage pick up			Garbage out 6pm	Garbage pick up	
24	25	26	27	28	29	30
Garbage out 6pm	Garbage pick up			Food Pantry From 8:30am Until 4:30pm Garbage out	Food Pantry From 8:30am Until 2:30pm HANDPRINTS AT GROVE WALL Garbage pick up	
31						
Garbage out 6pm						