

**Lake of the Pines
Association Inc.
7257 Ashard Road Lake, MI 48632
Phone: (989) 588-9304 Fax: (989) 588-4145**

**Lake of the Pines Board Meeting Notes
July 10, 2021**

OPENING

Steve Berry called the meeting to order promptly at 10:00 am. There were 31 Associations Members present. Steve started the meeting, joined by all present, by saying the Pledge of Allegiance to the Flag.

ROLL CALL

Roll Call was taken and all were present with the exception of Amy Goethe, Dave Helka, & Pete Wedesky; all were excused

APPROVAL OF MINUTES

Motion was made by Cindy LaFave, second by Bob Eckardt, to accept the Minutes of the Board of Directors Meeting, June 12, 2021, as written. **Motion was unanimously passed.**

ANNOUNCEMENTS

A position on the Board of Directors became available due to a resignation submittal and acceptance for Jennifer Jerore.

Motion was made by Don Mann, second by Rick McCombe, to nominate Dennis Hawley to fill the vacant BOD position. Dennis accepted the position. **Motion was unanimously passed.**

OFFICER'S REPORTS

PRESIDENT'S REPORT – Steve Berry

- Schedule a meeting with the current and previous Ecology Board Members to better understand their experiences with the care of our lake: weed control; what works/what doesn't work; their recommended resources, etc.
- PLM Discussion – A follow-up meeting with PLM to discuss all unanswered questions from their previous 06.12.2021 meeting with the association members; understand their suggested path forward; and understand the costs associated with the new path
- Send out for competitive Lake Management quotes to at least three sources and receive their quotes back by last August so that an analysis can be evaluated before the next Lake Management contract is issued.
- Insurance Update – All Paperwork signed with New Insurance Company and realized a \$500 savings
- Complaints were received regarding the maintenance staff untying and retying boats on Pontoon Island that were tied to the 4x4 post at the ends of the docks without permission. Signs were posted but owners were not notified. The maintenance staff has been directed not to

touch any boats or lines on Pontoon Island. If the staff sees a boat that is improperly tied or is hitting a neighboring boat, the owner will be called and notified to correct the situation. The maintenance staff will perform this only if the owner provides a written release accepting responsibility for damages caused to their boat and any neighboring boats.

- Our first "Volunteer Day" is scheduled for Thursday July 15, 2021 at 9:00 am. We will meet outside of the LOP offices. Larry Gibson (maintenance BOD) will generate a prioritized list of volunteer projects and will email the list out to LOP members on Monday July 12, 2021.

VICE PRESIDENT'S REPORT – Don Mann

- Dam - Votes still needed to turn the dam over to the Clare. Final votes will be accepted on Saturday July 17, 2021 at the Gym.
- Special Assessment – We needed a total of 420 votes to incorporate this special assessment into the next Township tax period. We received 282 votes thus far and need 138 more votes to meet the requirements by Monday July 12, 2021 in order to be incorporated into the 2022 Winter Tax period. Don spoke to the people at the Township and they gave us an extension until November 1, 2021 to get the additional votes and be incorporated into the 2022 Summer Tax period. If you haven't sign up yet, please do so in the LOP offices. Volunteers are encouraged to help with this very important effort.

SECRETARY'S REPORT – Amy Goethe

- No report

TREASURER'S REPORT – Cindy LaFave

- **Motion** was made by Cindy LaFave and seconded by Steve Berry to approve the bills from June totaling \$23,550.64. **Motion was unanimously passed.**
- The township plans for Shadowbrook to be the next street within the Lake of the Pines to be surfaced partially. The completion will take place next year

COMMITTEE'S REPORTS

EXECUTIVE'S REPORT – Steve Berry

- No report

ARCHITECTURAL'S REPORT – TBD

- No report

ECOLOGY'S REPORT – Rick McCombe

- The lake looks much better today. The PLM treatment appears to be working
- Rick is scheduling a meeting with the past Ecology Board members as previously mentioned by Steve Berry
- Purple Loosestrife is starting to flower and form seeds. This is an invasive weed and must be controlled. Rick is taking care of the campground area and Pontoon Island but asked for residents to help out in their areas

MAINTENANCE'S REPORT – Larry Gibson

- The maintenance personnel are repairing the bridge to the campground. Please use caution in that area.
- There is a problem with the water tank for the well that services the rec hall and pool building that will require digging up the old water tank and replacing with a new water tank that is easier to access. This effort will take place after Labor Day
- A non-LOP person donated two docks to LOP. One was already installed in the Evergreen area and the second one will be installed in the Larch area at a later date.
- The LOP Association currently has three mowers that are 25+ years old. We must replace one of the current mowers. It's become a money pit and no longer fixable.
- We received (5) competitive quotes to purchase a new mower. The best offer on the table is a 4-year 0% percent interest John Deere Mower from Rosebush, MI
- A **motion** was made by Larry Gibson, seconded by Don Mann to purchase the best offer new mower. **Motion was unanimously passed.**

NOMINATING/BALLOTING REPORT – TBD

- No report

PERSONNEL'S REPORT – Bob Eckardt

- Still looking to fill a part-time maintenance position. Those interested should fill out application in the LOP office

PUBLIC RELATIONS'S REPORT – Bill Timmer

- No report

SPECIAL PROJECT'S REPORT – TBD

- No report

FUTURE PLANNING'S REPORT – Pete Wedesky

- No report

NEW BUSINESS

- There are three vacant BOD positions available
- **Motion** was made by Rick McCombe, second by Cindy LaFave, to assign Dennis Hawley to fill the vacant BOD Architectural position. Dennis accepted the position. **Motion was unanimously passed.**
- **Motion** was made by Don Mann, second by Larry Gibson, to assign David Helka to fill the vacant BOD Nominating/Baloting position. David accepted the position. **Motion was unanimously passed.**
- **Motion** was made by Don Mann, second by Rick McCombe, to assign Cheryl Dziurkowski to fill the vacant BOD Special Projects position. Cheryl accepted the position. **Motion was unanimously passed.**

SUB-COMMITTEE'S REPORTS

WOMEN'S CLUB REPORT – Geri Shaw

- General Association LOP Garage Sale July 22-24, 2021 – If you would like to be included in a yard sale map the cost is \$3.00. Pay at the office by July 21, 2021.
- If you don't want to have your own garage sale and have some items you would like to donate to support the LOP Women's Club, please drop off items to the Rec Hall July 18-21, 2021
- There is a scheduled MMI Picnic coming on August 6, 2021 where the LOP Women's Club hosts an all-day event for the local Handicap people which includes games, Bingo, food, etc. and volunteers are needed to support this rewarding event. Sign Up with Geri Shaw or Vicki Shaw Brauner.
- A Euchre Party is scheduled for July 27, 2021 in the Rec Hall at 6:30pm

MEN'S CLUB REPORT – Bob Eckardt

- The 4th of July Brats & Beer event was successful
- Potentially scheduled another Brats & Beer event for Labor Day followed by Breakfast the next morning. Watch out for further details.

VOLUNTEER SECURITY PATROL REPORT – Leo Stevens

- Things are going well. Areas are Nice and quiet
- Leo thanks everyone for their cooperation

ASSOCIATION TIME

Jim Blackwell – Lots 092, 093 & 094. New Owner.

- Jim received a letter in the mail to come to the LOP office for a "Welcome Package" He went to the LOP office to receive his Welcome Package and was told that he had to provide a deed to his property in order to get the package. It infuriated him and he told the office personnel to keep the package
- Jim did not receive a bill for the LOP dues until June and was told that he was charged a \$75.00 late fee. He was not even in his new home for one year and didn't understand how they could possibly charge him a late fee.
- Apparently, PLM did not spray his end of the lake and he wonder why LOP was asking for more money

❖ **Note: Steve Berry assured Jim Blackwell that he would personally investigate the situation**

Connie Crawford – Lots 200, 201, & 202

- Connie brought up about tying boats up to the unstable posts

❖ **Note: Steve Berry said that association members can tie & re-tie boats if their boats are getting damaged by other boats or complain to non-compliance boat owners but absolutely no employee or BOD can without release of liability**

Leo Stevens – Lot 457 & 458

- Get a LOP sticker for boats so that we can notify the boat owners

Nancy Reager – Pinehurst - Lot 0-050

- Nancy explained the importance of having a copy of the property owners deed in the office. That information is used to inform the office of new owners and also used for proper dues billing

- Realtors typically inform our LOP office but when they don't it is the responsibility of the home owner

Linda Berry – Pinehurst - Lot 115


- Wants to know what happened to the Suggestion Box that was discussed at the last BOD meeting
- ❖ **Note: Don Mann said that a Suggestion Build had been identified**
- ❖ **Note: Cindy LaFave found one in a garage sale**
- ❖ **Note: Steve Berry said we may have two suggestion boxes now**

Norma Kagle – Pinehurst - Lot 73

- Wants to know more information regarding the Donation Box for Fireworks
- ❖ **Note: Bob Eckardt said they forgot to put it out at the 4th of July Brats & Beer Party**
- ❖ **Note: Special Project will assume responsibility of the Donation Box for Fireworks with the intention of having a Fireworks display to celebrate the "End of Summer" on Labor Day if enough donations are generated**

Closing

Motion was made by Don Mann, second by Bob Eckardt, to adjourn the meeting. **Motion was unanimously passed.**



Steve Berry, President



Amy Goethe, Secretary