

Lake LeAnn Property Owner's Association Meeting Minutes
Somerset Center Township Community Room, Somerset Center
June 24, 2009

The meeting was called to order by President Lori Coyle at 7:02pm.

Roll Call: Martin Seitz, Nick Thomas, Lori Coyle, Rick Lobliner, Michael Leach, Maureen Butrico, Debbie Pelmear, Betty Woods, Marie Milbourne, Dave Wagner

Absent: Bill Wehrwein, Ross Flick, Cathy Longo, Charlie Scouten

Determination of Quorum Executed.

Guests as signed: Kim Hass, Theresa Gray, Jack Gray, Chuck Micallef, Greg Milbourne

Open Forum: Chuck Micallef/Cherry Park: concerned about four trees in his channel on the north lake. Lake Control is aware of these trees and will continue to work on it.

Theresa Gray/Royal Shores: want to respond to letter from the ski club

Agenda was amended to move the ski club letter to the beginning of the meeting and to add LLPOA possible office site under new business. Seitz Motioned to approve the agenda as amended. Butrico Supported. Motion carried.

The Board and ski club discussed why the course was up and running on a Sunday afternoon. The ski club was removing the course, but the Board was concerned because it was before the permitted time and on a busy day. The club notified the Board through Nick Thomas, but Nick was out of town at the time the course was being removed. The club will continue to take the necessary precautions for repairing and running the course to keep all boaters safe. They will also keep the Board informed through the Lake Control Chair.

Theresa Gray read a letter she drafted in response to the letter written by the ski club. She is concerned for boaters' safety and making sure that the permit is followed with respect to the location and time. She requested her letter be added to official correspondence. (Both letters are on file at the office.)

Butrico Motioned to approve the May 27, 2009 minutes as presented. Pelmear supported. Motion carried.

The financials were reviewed. Butrico Motioned to approve the bills in the amount of \$54,899.51. Seitz supported. Motion carried.

Office Report: The office reported that the Annual Meeting minutes have been completed except for filling in the gentleman's name who motioned to close the nominations. Ask the Board for assistance, but no one knew who it was. So far this year we have issued the following stickers: 487 pontoon, 330 power > 15ft., 146 power < 15ft., 231 personal watercraft and 463 unregistered. We continue to work on the deed packets.

Executive Committee: This year's goose round-up collected 143 geese, unfortunately 4 were left on the north lake. Next year we hope to have a printed instruction sheet for new volunteers.

Building Committee: The committee approved two plans and following up on four projects without applications. Motion and support from the committee to make reference number 013006 a Member not in good standing and that the member may be turned over to a local attorney for additional follow up. Motion carried.

Lake Control: Someone on the north lake is moving our buoys, especially the one in Greenbriar Cove. Please help to watch over this. It was reported that weeds are bad in part of Evelyn Bay.

Maintenance: A tree that was planted last year has died and the committee will contact Whispering Winds for a replacement. Trees in Cherry Park are infested. The committee is working on getting power to the barn.

The committee will contact the Hillsdale County Road Commission about several areas of concern.

Leach Motioned for the Board to support contacting the Hillsdale Road Commission with the following areas: Westdale at Baker – brush encroaching the roadway, Bradley at Hillary – brush encroaching the roadway, Waldron at Vicary – tall grass on SW side of road limiting visibility, speed limit west of S curve on Vicary, All Way stop at the intersections of Hillary and Bradley and Bradley and Dublin to reduce speed of pass through traffic on heavily walked/biked section of Bradley. Butrico supported. Motion carried.

Mowing was discussed as to ruts being made in soft wet grass. After review it is the equipment tires creating dirt tracks in some areas but no deep ruts being made. Cherry Park should be mowed every other week until seed is established.

Mooring: No report

Rules and Regulations: No meeting

Special Committee – Fees and Dues: No meeting

Old Business: The Somerset Beach Campground was a wonderful location for the Annual Meeting. Thank you to the office staff for their presentation. Butrico Motioned to donate to Somerset Beach Campground \$150 and immediately reserve the date and time for next year's Annual Meeting. Milbourne supported. Motion carried. Continue to have the meeting the second Saturday in June.

New Business: Election of Officers: Woods Motioned to elect Nick Thomas for President. Butrico supported. Motion carried. Woods nominated Marty, who in turn declined. Pelmear Motioned to elect Maureen Butrico for Vice President. Wagner supported. Motion carried. Woods Motioned to elect Cathy Longo for Secretary. Butrico supported. Motion carried. Butrico Motioned to elect Debbie Pelmear for Treasurer. Woods supported. Motion carried.

Wagner volunteered to be the contact person for the Sheriff Department patrols and Coyle to be the backup. The schedule has been set for the fourth of July with patrols being here on Friday, Saturday and Sunday. The cost was reduced to \$23/hr.

The Board decided to open Father Richard Park and use it as a park.

The Board supports working with the members on their outstanding dues. Seitz Motioned for Gramm to use her best judgment to suspend or remove late fees. Butrico supported. Motion carried.

The Board is looking at a possible office site. The old town hall building in Somerset Center is for sale. A few Board members have already looked at it. The price has come down to \$49,900. Has an open floor plan, a first floor and basement, plenty of parking. It needs work. Thomas will set up a time for the Board to walk through it. Not required by the Bylaws to go to the Annual Meeting to purchase the building.

Pelmear Motioned to adjourn the meeting. Butrico supported. Motion carried.
Meeting adjourned at 8:20pm.

Michelle Gramm, LLPOA Office Manager
Approved July 22, 2009