

Chetolah Shores Civic Association Board Meeting Minutes

Wednesday, June 10 6:30 pm

Lloyd and Hazel's BBQ Ranch

Present: Lloyd L., Hazel L., Kathy B., Eric S., Cheryl C., Amy T., Jacque B., Jeff K.
Absent: Erik K., Mark W.

1. The meeting was called to order by President Lloyd Lewis at 7:45 PM
 - A. Lloyd recommended Jacque Brown be appointed to the CSCA Board of Directors as Trustee. Moved by Cheryl, seconded by Eric. Approved.
 - B. Lloyd offered heartfelt thanks on behalf of the Board and the community to former Treasurer Patty Costigan and former President Eric Siegel for their many years of dedicated service and commitment to the betterment of Chetolah Shores.
2. Treasurer's Report – Kathy
 - A. Membership update – Kathy reported that 129 homeowners have paid their 2015 dues, roughly one third of the residents.
 - B. Financial report – Kathy reported that our balance as of 4/30/15 was \$4,470. As of 6/10/15, 129 homeowners have paid dues, slip fees and key fees of \$12,839.14 making a new balance of \$17,309.98. Our expenses amounted to \$1654.15, leaving a balance of \$15,695.83 as of 6/10/15.
3. Secretary's Report – Hazel
 - A. Hazel reported that the website is continually being updated as new information reaches her. Again, thanks to Eric and Andrea for all their help!
 - B. Hazel checks e-mail daily, and forwards/refers it to appropriate board members for response. This has resulted in very favorable reactions from residents.
4. Dock Report – Lloyd

Lloyd reported that slip assignments and wait lists are up to date and posted on the website. Boat slips on both lakes are filled and paid for. He was happy to report that wait listers moved up 11 spaces this season.

Board discussion regarding investigating non-residents or non-homeowners using slips. He is attempting to identify boat owners through MC numbers. We will revisit this issue at our next meeting.
5. President's Report – Lloyd
 - A. Insurance policy – Board liability insurance has been purchased and Kathy will mail the premium check to the company.
 - B. Grounds/Maintenance – Lloyd acquired two bids for this work and it was awarded to Summit Lawn. Eric reported that the Charest area looks good and is satisfied with the work. Owner, Troy is a very good guy to work with. Lloyd reported that the initial bill was inaccurate (too low), and we are awaiting a new bill which will be forwarded to Kathy for payment.
 - C. Audit/financial review – Our by-laws require a yearly financial review. Jacque has bookkeeping experience and agreed to look at our 2014 records together with Kathy and Patty. If Jacque agrees to do the review, the Board approved a stipend of \$200 for her work.

D. Phone call to realtor re: listing – Pursuant to an e-mail from a member-in-good-standing after our general meeting, Lloyd contacted a realtor who had advertised waterfront and dock on a listing on Chipman, which is actually an outlot and is part of the CSCA launch area. The realtor immediately removed the inaccurate information.

Discussion if one of those docks may be offered to a buyer, if he becomes a member-in-good standing and pays slip fees. This offer may extend to other “dock poachers” as we become aware of them. Jeff is interested in pursuing the “poachers”. Further discussion about identifying who the individuals are then how to proceed.

E. Send second letter – Lloyd proposed that we send a second dues letter to non-paying residents highlighting our accomplishments and the positive effect membership offers. We will also ask for e-mail addresses so we can update our Gmail address list. Kathy and Hazel will again go to the Township Clerk to update our data base. Cheryl moved that we send out a second dues letter, Eric seconded. Lloyd will prepare a draft for review. In the future, we will attempt to use e-mail as much as possible to save postage.

6. Trustee Reports

A. Security camera – According to an e-mail Erik has tried to contact Pat Podkul for assistance with the security camera. We still don't know if it is working. We will ask that Erik follow through and get the camera up and running, and make sure it is operating consistently and the way it is intended.

B. Elizabeth Lake fireworks, Sheriff safety classes, ID MC numbers – Mark forwarded an e-mail from Sgt. Suarez regarding identifying owners by MC numbers. Hazel is attempting to work through the State of Michigan website to find this information.

Amy will send the flyer regarding boat safety classes to Hazel for posting on website.

Amy reported that Elizabeth Lake subdivisions are attempting to work together to raise funding for both the fireworks and weekend sheriff's patrols. They have found that the patrols are not universally favored, but continue attempting to convince homeowners of the importance of the safety issues involved.

Cheryl moved and Kathy seconded that CSCA Board approve a \$500 donation to the Elizabeth Lake fireworks. Kathy will send a check.

C. Other –

7. Looking Ahead

A. Our Mission/Goals – Lloyd wants to make one of our major goals to improve our outreach efforts to the community. We need to make an effort to quickly respond to any contacts from residents, helping to resolve their issues, but also asking them what they would like to see accomplished in our neighborhood and how they might help make it work.

B.. Possible Improvements

Lot 19 – Eric has many great ideas for lot 19 improvement – signage, fishing dock, sandy beach, but wanted to know what his “budget” would be. Instead the Board asked that he come up with his “wish list” and the Board would review and approve at that time.

Signage – Several signs need repair or purchase including “on camera”, lot 19, Elizabeth Lake dock, Elizabeth Lake beach. Amy will get estimates.

Gravel by launch – The Board is looking for a solution for both the muddy area by the launch as well as the shallow depth at the launch. There was discussion about the use of gravel or asphalt . Lloyd will meet with Erik and come up with a plan for the next meeting.

8. Current and possible board responsibilities

- Clean launch grounds
- Grounds maintenance
- Signage – Amy has agreed to work on this
- Monitor camera – Erik will be asked to monitor and make sure camera is operating correctly
- Answering/forwarding phone calls – Jacque volunteered. Kathy will get her the needed information
- Pick up mail – Cheryl will do twice weekly
- Welcome packets – Jacque and Cheryl will work together to revamp and distribute to new homeowners. Hazel will get old electronic data to them.
- Code enforcement

9. Other New Business

Lloyd reported that member Robert Hudson volunteered serve on the Board at the general meeting. Lloyd phoned him and explained that the roster is filled at the moment, but we will certainly keep his name for the future.

Lloyd received a request from a member in good standing that the Board consider allowing her to place a small paddleboat on the Elizabeth Lake dock. The Board agreed that she could use the dock space for \$100/season.

10. Next Meeting – July 16 at Amy and Mark's home time???