

Lake Victoria Property Owners' Association
Laingsburg, MI 48848
Minutes
August 16, 2011

Board members present: Renee Gutzman, Clint Hawks, Scott Westenberg, Meg Dutcher, Mike Wall, Jim Elkins, Scott Danek and Elaine Brown

Board members absent: Al Burnie

Public present: none

- I. Call to Order and President's Opening Remarks 7:05 pm CLINT HAWKS
- II. Public Comment: None
- III. Officer Reports
 - A. Secretary ELAINE BROWN
 - Approval of June minutes
 - Motion Scott W Seconded: Jim Approved
 - C. Treasurer's Report MEG DUTCHER
 - 1. As of 07/31/2011 bank accounts:
 - \$ 521.99 in Operating checking (6188)
 - \$43,347.57 in Dues (5931)
 - \$41,543.78 in Assessment fund (7077)
 - \$16,371.98 in CDs
 - \$2,058.50 collected from dues, land contract, sponsorship, and finance charges
 - \$1,122.46 collected for SA (2011 & 2012)

Property changes:

- RS 90 to Brooke Bila only (name change and single owner formerly Walker)
- IS 8 to Maxwell Danford only
- VH 3 to Michael Behrenbrinker only
- RS 74 sold by Ed Wehner to David & Constance Willis
- WH 113 from Stirm to Bank of NY Mellon – sent bill for 2011
- RS 183, 184 Keck name & address change
- IS 6 Beth Fredricks only

Unpaid - 24 properties owing \$12,375.45.

- Liens will be placed on 17 owners
- RS 25 Dawn Brock – dismiss \$255.00 as bad debt and rebill \$168.00 for 2011, remove 2010 lien
- RS 56 Thomas & Cathy Castillo – dismiss \$168.00 as bad debt and rebill \$168.00 for 2011
- Greg & Rhonda Miller – rebill \$241.50 for 2011
- Bernice Boris paid \$100.00
- WH 160 Jon Cecil has paid and can have lien removed
- Blakemore – still don't have a valid address— in military service
- RS 134 – Kranich \$801.90 Ken Johnson still pursuing in court
- Haven't received payment from Bohrer since May

Expenses:

- July dues - \$1,427.27
- August dues - \$1,026.84, SA - \$680.00

2. Expenses to be paid:

July 2011	account	sub category	Dues	SA	Paid	
Verizon wireless Consumers	Admin	Telephone	46.32		auto	cell
Energy Consumers	Admin	Utilities	12.10		auto	9905 Jason
Energy Vogl/Meder	Admin	Utilities	19.90		auto	9525 Buckingham
	Admin	Accounting	285.00		2540	accounting
PLM	Quality	Lake Treatment	800.00		2542	6/15 Algae & Chara treatment
Jons R Us Leonard	Parks	Sanitary Service	240.00		2543	rental
Hardware	Parks	Materials	23.95		2541	parts
Nick Brown	Parks	Contract labor	160.00		2544	2 mowings & trash pickup
			\$ 1,427.27	\$ -		

August 2011	account	sub category	Dues	SA	Paid	
Verizon wireless Consumers	Admin	Telephone	46.33		auto	cell
Energy Consumers	Admin	Utilities	1.00		auto	9905 Jason
Energy Vogl/Meder	Admin	Utilities	19.90		auto	9525 Buckingham
	Admin	Accounting	285.00			accounting
Jons R Us Leonard	Parks	Sanitary Service	240.00			Porta johnrental
Hardware	Parks	Materials	52.61			paint, degreaser, shop towels
State of Michigan	Admin	Misc-admin	20.00			nonprofit fee
PLM	Water Qual	Lake Treatment	400.00			Algae & Chara treatment

Marv Burt	Parks		680.00	68 hours on trails
				7 hours mowing, misc,
Ed Chrenka	Parks	Contract-Labor	70.00	swing repair
Nick Brown	Parks	Contract-Labor	130.00	2 island mowing, trash
\$1944.84				

Motion to pay bills report: Elaine Second: Scott W passed
Motion to accept report: Elaine Second: Scott W passed

IV. Committee Report

A. Water Quality

RENEE GUTZMAN

8-16-11 – PLM completed the copper sulfate treatment in both channels and around the swim areas on July 29, 2011. If algae and chara was thick enough along the shorelines around the lake, those areas were sprayed as well. Mifoil in the channels.

Mark McQuin called about the harvester and wants to run it. Need two people to run it so Mike may work with him.

Motion to accept report: Jim Second: Mike passed

B. Building

AL BURNIE

Report presented by Clint for Al Burnie.

August 9, 2011 Rockwell's garage work in progress. Ryan Rockwell's shed application permit was denied as a shed may not be placed on a vacant lot. A Fields and J. Schauer have removed tent sheds. Lot 161 Westchester Hills is adding an addition and attached garage on the side and has an approved variance from Clinton County. Lot 122 is adding an approved four season room that Clinton County will monitor. Lot 97 VH is putting up a deck which does not need approval. Received an application for Shed at 6719 Belfast drive which meets requirements and is approved.

Motion to accept report: Scott W Second: Renee passed

C. Fish

SCOTT DANEK

Fishing appears to be good. Consider changing rules to voluntary catch and release for some larger fish perhaps make a recommendation in the fall after a fishermen's meeting. Pan fishing is still good.

Motion to accept report: Elaine Second: Mike passed

D. Outreach

CLINT HAWKS

Golf outing is set for August 27, 2011 with 3 p.m. shotgun start at Emerald Golf Course includes dinner and 18 holes of golf with cart at \$39 per person. Flyer is coming out.

Clarkson's music in the park on September 8, 2011 and will need a port-a-john and mosquito spraying at the Jason Road Pavilion Park.

We will hold on hardcopy Victoria Voice till later in the fall.

We may want to advise people about contacting US Senators about action on FEMA bill approved in the US House of Representatives to slow floodplain requirements.

Motion to accept report: Renee Second Clint passed

E. Parks & Maintenance

SCOTT W

Victoria Shore Park is done so Scott has asked mower service to start mowing. No status on trails on eastside of lake. Marv B has done maintenance on path. Rick Adams will remove additional trees on trails at no cost in addition to previous tree removal work.

As a gesture of appreciation, Mike made a motion to pay R. Adams dues for 2012, Scott D. seconded. Approved

Motion to accept report: Scott W Second: Jim passed

F. Roads & Ditches

JIM ELKINS

Roads Projects: 2011 road projects are complete. I will meet with Jack and Warren later in the season to assess the current expectations for 2012.

Drains/Ditches: All the project areas around the lake have been substantially completed except for lining of the culvert under Highland Drive on Br 12. (The contractor has been waiting for flow to cease through this culvert, but the combination of wet spring and ongoing rainfall hasn't allowed the flow to cease for any extended period.) The contractor does have a little more touch up work on Br 13 at the south end of the lake on the south side of Jason Rd. This is through the low wet area outside of people's yards and/or park areas. The Drain Commission has been waiting on the area to dry down. Jon Morrison will be checking on all of the project areas soon to make sure they are looking nice and touch ups will be made as needed. Need to seal the westside lake year old road for maintenance.

Motion to accept report: Mike Second: Renee passed

G. Dam

MIKE WALL

July-August 2011

The approximate water level on 7/15/2011 was 791'9".

1. Main Dam

- a. July 15, 2011. The approximate level of the lake has dropped to 791'9". A lack of rain has allowed the lake to drop to its approved level.
 - b. July 30, 2011. Heavy rains on July 27 & 28 raised the level of the lake to approximately 791'11".
 - c. August 6, 2011. The lake level was approximately 791'10".
 - d. August 16, 2011. The lake level is approximately 791' 9". There was no unusual activity reported at this time.
- 2. Closure Dam 1
 - a. No unusual or abnormal conditions were reported. Still needs a bit of finishing work.
 - 3. Closure Dam 2
 - a. No unusual or abnormal conditions were reported. Needs some repairs.

Motion to accept report: Scott W Second: Meg passed

H. Rules & Regulations

SCOTT DANEK

Rich Nichols of DNR has been out on the lake a couple of times. People leave when he comes on the lake. Still have ski boaters driving too close to fisherman and kayaks. People should take boat license numbers and call DNR to report. The boat launches will need to be re-keyed next spring as there are many new home owners. We need to plan to send a key notice in hardcopy Spring Voice, with invoices and annual meeting notice regarding key pick-up times. We will lower the lake level on November 1 and notify people. Purple loose strife is on Dam and several other areas near shoreline. Ask PML to treat if near shoreline or island edge. Need a reminder about dog owners picking up after their dogs on the streets.

Motion to accept report: Elaine and Mike second. Passed.

V. Old Business none

VI. New Business none

VII. Next meeting date – September 20, 2011

VIII. Adjournment

Motion to adjourn: Mike Second: Scott D passed
Adjourned 8:40 p.m.