

Moon Lake Property Owner's Association

February 13, 2006, approved Minutes

The meeting was called to order at 7:05 pm by Dourthy Eddy, Secretary, at the Moon Lake Clubhouse.

Roll Call-Present- J. Czopek, Treasurer- D. Eddy, Secretary- M. Lytle, Dir. WE2, and G. Gee, Dir. WM, M. Hilleary, Dir. WEI, G. Meyer, Dir. VE.

Absent- G. Dewey, President, J. Lewis, Vice President, M. Glaser, Dir. SML
Others Present: 6 property owners and one guest.

Public comment- none

Agenda additions-Letters of resignation from G. Dewey and Jerry Lewis were read aloud and a motion to accept the resignations was made by Martin/Gar-carried.

I. Appointments- Martin made a motion to appoint Paul Eddy as President for the interim with the ability for Paul to excuse himself if a conflict with his position as Township Supervisor occurs and to appoint Bill Czopek to fulfill the remainder of the term as Vice President. Seconded by Gary-carried. Both Paul and Bill accepted the nomination. Paul made a statement of leadership explaining what defines a conflict, how conflict would be handled and the importance of the Board working together in the months ahead.

Paul introduced Mr. Marcus Wegmeyer from Michigan Insurance Service Agency, Inc. of Gaylord for a presentation of proposed insurance changes to help save money for the MLPOA. After an in-depth question and answer session the board agreed to inform Mr. Wegmeyer of their decision at a later date.

II. Correspondents-Website comments-No new comments to the board but Gary received a bill for the website of \$60 due now. Gary would pay for it now if the board could reimburse him when finances allow. A motion to reimburse Gary for the \$60 as soon as possible was made by Martin/Jean-carried.

III. Approval of Previous Meeting Minutes-Motion to accept Minutes with corrections-Martin/Gary, carried.

IV. Treasures Report-Jean explained the expense and income balance sheet. The CD renewal date is 6-9-06 and is for 12 months. Motion to accept as printed-Martin/Bill, carried.

V. Finance Report-Jean will update liens as discussed and Paul will assist her with filing the small claims forms as necessary.

VI. Building Committee Report-No new applications.

VII. Parks and Lakes Report-No Report

VIII. Social Committee- No Report

IX. Garden Club- No Report until spring.

X. Neighborhood Watch—No Report

XI. Legal Committee-Work date will be scheduled for a Saturday so all can attend.

XII. Caretaker Report-None until spring.

XIII. Director's Reports-Nothing to report.

XIV. Old Business

A. Lower Insurance rates-A letter from Bud Jones Insurance was received that would give the association a reduction of \$272.00 if the pool did not open this year.

B. After discussion of current and proposed insurance policies, a Motion to change insurance coverage to the policy proposed by Mr. Wegmeyer as soon as possible was made by Martin, second by Bill, with all in favor-carried.

C. Real Estate Information-Jean prepared a new form to be sent to all Real Estate

Agencies. It will inform new property owners of the Association, Annual dues and the date it is due. It includes their name and home address and can be faxed to us.

A motion to implement the form as soon as possible made. Martin/Gar-carried. Mavis opposed.

D. Proposals for the Associations future-4 proposals were discussed at length .A motion to eliminate two due to their not being legally viable or not in the best interest for all property owners was made by Martin/Gar-carried. Paul requested all board members to study the remaining proposals and bring to the March board meeting their suggestions for a plan to be implemented.

E. Next year's budget-Nothing can be planned until the board has a plan

XIV. New Business

A. Next spring elections-Mrs. Kapture and Mrs. Wooster agreed to serve as a nominating committee and will search for candidates for the open positions of President, Treasurer, Director WE2, Director WE. They will report nominations next month.

B. Annual News letter-A news letter outline was discussed and adjusted. All board members are instructed to study the outline and bring suggestions to the March meeting because the news letter must go to print in March to be mailed in early April.

C By-law changes- Jean will compile changes for the board to review at the March meeting.

D. Clubhouse rental-alcohol use-Both Gar and Paul supplied the board with examples of rental agreements from organizations in this area as reference concerning building rental/alcohol use. An insurance rider from the renter's homeowner policy may be all that is necessary. Also, Jean has the

inventory for the clubhouse equipment finished so it can accompany the rental agreement.

E. Window plastic-Martin donated plastic to cover the windows and a work day may be scheduled soon.

F. Public Comment- Several Property owners made comments about loose dogs and untidy properties. A request to promote more social activities and community work days was made to create a more positive attitude for the property owners.

Meeting adjourned at 9:35p.m.

Respectfully Submitted, Dourthy Eddy, Secretary