

**Moon Lake Property Owners Association
Board of Directors Meeting**

Approved Minutes
January 12, 2008

Meeting called to order at 12:05 PM by President – Bill Czopek

Roll Call: Bill Czopek – President, Jean Czopek – Treasurer, Ross Argue – Dir. SML, Ron Palmquist – Dir. Woodland Manor, Ed Roginski – Dir. Woodridge Estates 2. Absent/excused was VP Jennifer Marinkovski, Shelly Stewart – Dir. Woodridge Estates 1.

Guests: James McCaffery, Kathy Podzikowski and Linda Argue

The president asked for a volunteer to take the minutes and Linda Argue offered.

The meeting agenda was presented and approved.

Correspondence: Jean Czopek reported that a letter had been received from the DEQ requesting a copy of the Oscoda Health Departments approval from last summer. Jean has called and emailed the Health Department asking them to fax over a copy to DEQ. Ross Argue reported that a copy is at the pool house. He will get it and bring it to the office for Jean.

Additionally, Bill Czopek reported that we had received a complaint regarding a truck used for hauling lumber that is being driven in Moon Lake and parked at a residence. The board will send a letter to the township and the road commission in regards to proper permits and weight limits, etc.

November minutes: The November minutes were approved with minor corrections. No meeting was held in December.

Treasurer report: Jean Czopek presented the monthly reports for November and December. Total equity at the end of December was \$6544.49. A motion was made to accept it. Motion was seconded. Approved.

Jean and Bill mailed out 26 liens. Five were returned as undeliverable. Court action on the five highest amounts due was tabled until March.

Finance Committee: no update. Patrick Stewart is updating the records.

Parks and Recreation: no update.

Building and Use Committee: Moon Lake residents Jim McCaffery and Kathy Podzikowski both volunteered to join the Building and Use Committee. A vote was taken by the board and both were approved. The first meeting will be January 26th at noon.

Nominating Committee: Currently two members on the committee, Linda Argue and Bill Raub. It was decided that the first meeting will be on January 26th at 10:00 AM. Bill Czopek will notify Bill Raub of the time for the committee meeting. It was agreed to by the board that the positions up for re-election in June are: President, Treasurer, WE 1 and WE 2 and Woodland Manor. Jim McCaffery has offered to fill the position of Director of Valleywood Estates. The board will vote on his nomination at next month's board meeting. If the current vacant position of Secretary is not filled by

appointment prior to the annual meeting, then it too would be up for election vote. The proposed slate of candidates must be presented to the board at the March 2008 meeting. This will allow enough time for the names to be included with the annual newsletter and ballots prepared.

Director's reports: Ed Roginski reported that he has eliminated his land phone line at his cabin and is now using his Verizon cell number exclusively. He also reported that a resident has asked if they can pay their maintenance fees ahead. They acknowledged that they would have to pay additional money if there was a rate increase. The board agreed that they could pay ahead.

Website updates: Jean reported that Gary Gee has had some difficulty with the host site and is working with them to correct the problems.

Old Business: In regards to the signature votes for updating the property restrictions for Moon Lake property owners, a motion was made to send out both the current version and the proposed version to Moon Lake property owners with the annual newsletter. We will not send them to the property owners that have already given us their signature indicating their approval. This will allow us to keep the postage expense down on the mailing. Additionally, we will have an Open House at the clubhouse on the Saturday of Memorial Day weekend. We will be collecting signatures at that time. It will be announced in the annual letter.

Jean noted that she paid the fee as agreed to at the November meeting for joining the Lewiston Chamber of Commerce.

Bill also mentioned that the person contracted for the snow removal is doing a great job.

New Business: A motion was made to change the secretary position to a volunteer position and no longer pay the \$75 per month. Additionally, the motion included moving \$25 of this to the Treasurer position, making the Treasurer's pay \$175 per month. This still results in an overall savings annually of \$600. Furthermore, if any of the other officers at the board's request have to handle the Treasurer responsibilities in his/her absence - at the board's discretion that compensation could be directed to them. A vote was taken and approved by all board members present. This change will take effect on February 1, 2008.

The next monthly board meeting is scheduled for February 9, 2008 at noon.

The meeting was adjourned at 2:35 PM.