

# LAKE OGEMAW SUMMER RESORT ASSOCIATION

## OF TRUSTEES MEETING

May 18, 2024

Rick Sinclair opened the meeting with the Pledge of Allegiance.

**ROLL CALL:** Rick Sinclair (present); Frank Barretta (present); George Buhler (present ); Jaime Ibarra (present); Brent Gilbert (present); Greg Quigley (present); Susan Kiwak (present). There is a quorum.

A motion was made by Frank Barretta to approve the minutes of the April 20, 2024 Board of Trustees meeting. Jaime Ibarra seconded the motion, and it was carried unanimously

Treasurers Report - Frank explained the treasurer's report for the month of April. Dues income \$2,246.86, misc. Income subtotal \$1,507.90, dock rental \$15,600.00, resulting in total income of \$19,354.76 for the month of April. General operations expenses of \$7,548.20, property maintenance \$3,132.42, docks \$81.12, resulting in total expenses of \$10,761.74 leaving a balance of \$8,593.02 for the month of April 2024. The checking acct. has a balance of \$59,516.76; savings \$2,402.41; high yield acct. \$82,053.31 with a total of \$143,972.48. Dock rental income of \$15,600.00, dock expenses of \$81.12, leaving a balance of \$15,518.88 in dock rentals. General Saving CD's \$159,525.91, and Dam & Spillway CDs of \$139,527.22 giving a total of \$299,053.13.

Introduction of Candidates: George Buhler and Rick Sinclair submitted bio's of self. Pete Wargo wasn't able to be at meeting today.

### **New Business:**

**Policy # 1** - is a procedure for adoption of rules as Rick Sinclair wants clear, transparent rules, and policies. He wants all members to see any new rules and discuss at meetings before the trustees vote on them.

Jaime Ibarra made a motion to approve Policy # 1 of 2024. Frank Barretta seconded the motion and it was carried unanimously.

Brent Gilbert made a motion to pass Rule #1 prohibiting watercraft usage from short term rentals on Lake Ogemaw. Jaime Ibarra seconded the motion, and it was passed 6-1.

George Buhler stated that by-law 2.2.1 defines a guest and members are held strictly accountable, he states that we can turn off a member's gate card if they allow someone from a short-term rental to launch from private property. Wayne from Sommer Dorf agrees all boats are to be power washed before launching. The marina boats never leave the lake so renting from them is a good option. Some owners at Sommer Dorf claim their renters never bring boats. When you rent to your cousin or family for 2 weekends that is incidental, renting with VRBO and AirBnb is commercial and other property owners are not happy. Bev Dexter has lived here for 31 years on a private lake and does not like dues money and amenities going for profit of some owners.

Frank wants us to wait to vote on Rule #2 until after our attorney looks over all the paperwork from Sommer Dorf and we know if they must be grandfathered in. Sommer Dorf was developed in 1979. Chris Craib wants to know how we enforce these rules. Jaime Ibarra states all the parks are posted with signs of no

trespassing and people can be prosecuted. Cathy Adamski stated that at Sugar Springs the residents pay ala carte to use anything, the trails, pools, etc. Gary Christenson has stated that outside workers working on member home go fishing at lunch. He suggests taking pictures of these workers and enforcing our rules as it protects the membership against liability. Our sheriff stated that an officers' presence on complaint often helps, and he can run the plate and write a ticket if trespassing.

Brent Gilbert made a motion to pass rule #2 of 2024. Jaime Ibarra seconded the motion and it passed 5-2.

The trustees are trying to determine if we should purchase additional garments to sell at the clubhouse. Jax is selling some sweatshirts and so is R. Seabolt. We need to look for a new source and see if our members can order directly as this will help them get the correct size and maybe give us more options. George stated that if we wait too long to order new products, we won't get them until September. Frank stated that this has not been a fund raiser in the past.

### **Committee Reports:**

- **Lake Coordinator/ Dam & Spillway-** Brent Gilbert stated that all is good at the Dam & Spillway, the water is up approximately 3 ½". The survey of dam will be done this summer.
- **Lake Maintenance/Weed Control** - Gary Christenson stated the lake spray will be Tuesday before the Memorial Day holiday. He has gone out two times with Mike Seabolt looking for weeds, they have found most of them in the coves and mini bays.
- **Fish Committee** - Jaime stated the minnow plant will be on Tuesday in shorter canal. The fish committee has not decided yet what the second fish for planting will be.
- **Parks Committee** - Chris Craib stated that the maintenance crew is doing good on taking care of parks, Raven Park needs a fence repaired and Duck Park might also need a small repair. There is a tree in the water at Sand Park and it must get removed. Chris estimates that they need two truckloads of gravel to extend the parking area at Tern Park, he will get an estimate to Frank on the cost of gravel. Chris asked for approval to clean out the shed and fence the yard around the clubhouse so that we will know what supplies we have. Chris will post a date to ask for help. Raven Park needs the docks put in water, and there are docks still needing letters and numbers on them. He would like the board of trustees to create a dock committee, and Gynell Rock has agreed to be the chairperson for the dock committee if we do create a committee.
- **The Men's Committee** -Bob Gollehur is not present but has stated that the docks at Raven Park will be put in the water this week.
- **Activities Committee** - Cathy Adamski and Susan Kiwak are stepping down in July so we need a new chairperson for this committee. We had a new activity, two cooking classes that turned out excellently, the response has been great, and we hope to continue doing them. May 25th is the boater safety class from 9-1 and it is free to all. On May 26th we will have our drive through breakfast burrito sale. On June 22nd we are having a murder mystery dinner at the clubhouse, tickets are \$25 per person and are selling fast. The ladies' luncheon is June 1st, please sign up at the clubhouse. July 6th is the boat parade and fireworks show, also on this day at 2:00 the trunk or treat will be happening. We will be calling soon to get volunteers for Fun Day. There will be another CPR class in August or September. The lake garage sales are on the first Saturday in August and there will be a hot dog lunch available at the clubhouse. This is also the day of the pig roast at approximately 6:00 p.m. Brian SeKrenes and his neighborhood posse are hosting this event.
- **Comments from Board Members:** Rick Sinclair read three letters out loud to the audience that were from members who were not present. He stated that the attorney states our present by -laws DO NOT prohibit short term rentals.

**Member Comments:**

- Gynell Rock feels that we are losing our sense of community and closeness due to the Short-term Rentals.
- A member wants to know how to address getting trees out of the water when they are on the islands. We must send a letter to the owner of the island and get their permission to remove a tree.
- A member stated that at West Park they are having side- by -sides and golf carts drive all over the place creating tracks all over the park and a lot of this activity is going on after 10 PM. Anyone having this problem should call the sheriff. Chris Craib stated that everyone should be driving carefully and being respectful of parks when driving to their boat dock to unload belongings onto their boat. Chris has been the chairperson for our parks for the past three years and believes the parks are in better shape now than in the past. He has many volunteers who have helped him, and he asks that we continue to work together and keep people from ripping through the parks on ATVs and other machines.
- Another member asked if our insurance policy covers the association if there is an accident in the park and the answer is Yes, we are covered under our liability insurance. There are also signs at the swim parks, NO Motorized vehicles on beaches or in the swim parks.
- If you see underage people driving golf carts or side-by-sides, please do call the police for the safety of everyone. The sheriff stated there are some new laws concerning side-by-sides and golf carts. The state has now authorized non-certified ORV Officers that can and will enforce ORV laws. The sheriff will be putting the new ORV pamphlets in the clubhouse office available to everyone.
- Lastly, Rick Sinclair stated that they are looking at the timing of the new gate at the boat launch, it will be adjusted as it seems to be open a bit too long.

Rick Sinclair made a motion to adjourn the meeting. Brent Gilbert seconded the motion and it was carried unanimously. The meeting ended at 11:00 am.

Respectfully Submitted,

*Susan Kiwak*