

ANNUAL MEETING AGENDA

HORSESHOE LAKE CORPORATION

Sunday, August 20th, 2023 at 10:00 AM

Northfield Township Public Safety Building

I Call to Order, 10:11

II Current Board of Trustees Roll – Brian Anthony(A), Joe Bennett(P), George Brown(P), Scott Chisholm(P), Mike Grosh(P), Makenzie Jakubowski(P), Ken Johnson(A), Julie Kapnick(P), Carl Kayden(P), Brant Kettlewell(P), Mike Laird(P), Brian Trim(P)

III Confirm Quorum – Count Membership in attendance (25 members needed for quorum) 28 total members, and BOT present.

IV Minutes of Last Meeting / Request to Dispense with Public Reading of Minutes Scott C (a) Approval of 2022 Annual Meeting Minutes. Motion to accept Minutes from annual meeting of 2022, Joe Bennet, Second by Tom Collard. Motion passes.

V Member Announcements

Jackie Kilborn request clarification on access to the common beaches throughout the HLC. Individual Deeds describe who has access to the all the different common beaches in the HLC. HLC policy is all members have access to all of the Common beaches. To change this policy would require a majority of members/BOT to change the policy at the annual or any scheduled board meeting, per the governing docs for the HLC. Jackie also requests the rain runoff path be changed to avoid the runoff from flowing through the common beach. Jackie and Karen, bring up the common beaches, and boat access.

Jackie Kilborn. Discrepancies in the vote count form 2022, and proxy votes. Meets and bounds are part of Schrum. Proxy forms with the most recent dates, will be recorded as a proxy vote.

Brian Trim, Scott Chisholm, and Julie Kapnick responds. Addresses Jackies and Karens concerns. In 2016, the BOT & members voted on mud matts, buoys, and ropes. The motion passed at the annual in 2016. To change the rule, would require a majority at the annual or any other scheduled meeting, to overturn the motion from 2016. The bylaws restrict boats in the commons. The DNR is requesting buoys and ropes at commons. Brian believes By-laws support common beaches are for the back lot members only. Julie, reads the rules and regulations regarding the common's beaches. The rules and regulations read, the commons beaches are for all members, not just back lot members.

BOT members. Trying to reach a compromise about boats using the Common beaches for drop off and pickup, and the ropes being removed from commons.

HLC Roads, and Rain runoff. Due to years of erosion, the HLC Roads have lost tons of gravel. Many of the HLC roads are now lower than the adjacent lots, creating a funnel for rain runoff. When the roads were originally constructed, the roads were higher than the adjacent lots, shedding the access water onto the adjacent lots. Now, with the roads lower than adjacent lots in many parts of the HLC, the opposite is happening. The adjacent lots are shedding water onto the roads, and then the water is funneled to the lowest point of the neighborhood. With the higher intensity of the storms, and the erosion of the roads, we now have flash flooding, on many of the HLC roads. To fix the problem would require a mountain of gravel, and drain tiles at strategic points in the HLC. The estimated cost to cure, is a work in progress, and would most likely require a special assessment to the HLC members. Currently, members are on their own, to try and direct the water to the lake, with the lowest impact on property and dwellings.

VI Nomination of Trustees, George Brown. / Close Nominations / Elections George Brown. B Leocadia (1), Lincoln (2), Shady Beach (2), Schrum (2)

The audio was very hard to hear.

Leocadia, Michael Laird, Mike Grosh.

Lincoln, Carl Kayden.

Shady Beach, George Brown, and Makenzie Jakubowski.

Schrum, Brian Trim

Motion passes to accept nominations in all subs. Members are unknown who motioned for, and second.

VII Presidents Report: Overview of the Past Year

Scott Chisholm. Board passed a couple of rules and regulations in 2023. 1) No profane language in the HLC, visual or spoken. Evidence required for enforcement by the Board. \$25 fee per occurrence. 2) No wake surfing. Members are discussing the ban on Wake Surfing, Some opposition to the ban.

Purchase of Vacant land at the North East corner of the HLC. The property is now owned by the HLC. All members can access the Vacant Land purchased. The vacant land is mostly wetland, which cannot be developed with permanent structures.

Foreclosures on back dues. In progress.

Issuing decals for all watercraft on the lake. Member watercraft, are the only watercraft allowed on the lake. Guest boats have to be decaled just like member boats.

New Boat Launch Keys(fobs) in spring of 2024.

New trash hauler recommended. GSL prices are going up. Duncan is recommended. Try and get all members to use Duncan for trash pick-up. The HLC does not contract with trash haulers. Each member

is responsible for trash hauler. The board cannot mandate which trash hauler is to be used(rule and regulation).

A news letter will be published every other month, coming soon.

VIII Treasurer's Report, Joe Bennet. See Treasurers Report at website, [Horseshoe Lake Corporation \(hlcneighborhood.com\)](http://Horseshoe Lake Corporation (hlcneighborhood.com))

- (a) July 31, 2023 Balance of Accounts. Checking, \$18,160.05. Savings, \$32,471.59. Lake Treatment/ Weed Treatment, \$19,760.84. Grand Total. \$70,392.48
- (b) Road Maintenance accounts as of July 31, 2023. Leocadia, \$12,486.04. Shady Beach, \$9965.42. Schrum, \$10,104.84. Lincoln, \$8,281.10. Grand total for all HLC accounts. \$111,229.88.

Collection of Delinquent Accounts Report George B. in progress. Audio of George is very hard to hear. George is discussing delinquent dues, the amounts, and collection attempts and procedures.

Presentation of 2023-24 Proposed Annual Budget. Joe Bennet. See below.

IX Approval of Expenses Expected to Exceed \$750 per Budget Scott C

Kevin Quinn motions to pass all annual expenses together, then discussion. Then vote to accept expenses. Special projects to be separated out, and voted on together separately. (see below)

Motion passes. Second unknown.

- (a) Landscaping/Lawn Care Service \$6,000
- (b) Tree Maintenance \$5,000, trees in the right away can be trimmed with the budget.
- (c) Insurance (Liability/Property/D&O) \$2,400
- (d) Northfield Township Property Taxes \$2,400
- (e) Legal and Professional Fees \$3,000 ongoing Foreclosures and Property Purchase
- (f) Clerk/Treasurer/Secretary Compensation \$1,500/\$250/\$250
- (g) Stamps / Office Supplies / Printing \$2,000
- (h) Emergency Fund \$5,000 Emergencies are decided by a 2/3 majority of BOT.

Motion to accept above annual expenses by Unknown. Second by Kevin Quinn. Motion passes to approve annual expenses together(see above).

Due to opposition to some of the special projects below,

Joe Bennet, motions to amend Kevin Quinss motion, to vote on each special project individually. See below. The Motions passes. The second was unknown. See Below. Vote will take place, line by line, below.

X Approval of Special Project Expenses Expected to Exceed \$750 per Budget Scott C

- (a) Beautification Committee, Brian Trim explains the \$1200 expense for beautification. Martin Blank opposes the \$1200. Multiple members oppose developing the greenbelt owned by the HLC, on the lake between Edmund and boat launch. Beautification budget covers the HLC green belts.

Joe Bennet motions to accept beautification committee expense of \$1200, second by Brian Trim. Discussion. Jackie wants to know how the Beautification money will be spent throughout the year, instead of giving the committee the discretion throughout the year. Jackie wants more member input into how Beautification money is spent.

Member(unknown) motions to half the beautification budget to \$600. If there was a second, it was not audible. Members and BOT leadership discussing procedure of new motion to half beautification budget. We are still in discussion of Joe Bennet's motion.

While the procedure rules were being discussed by BOT leadership, members begin leaving due to the lack of composure. Quorum has been lost. Beautification Committee budget was not passed.

(b) Membership Vote \$1,000. Loss of quorum. Membership vote was not approved.

(c) Community Events (Hayride, Halloween, Picnic) \$1,000. . Loss of quorum. Community events was not approved.

(d) Lakeshore Rd Pathway Bug Control \$800. Opposition to bug control in the HLC, by HLC members. Loss of quorum. Lakeshore Rd, pathway bug control was not approved.

No Quorum. Votes cannot take place.

XI Committee Reports

(a) Lake Committee. 3 treatments in 2023. No more treatments expected. More discussion about weed control.

(b) Road Committee. George brown goes over road conditions in the HLC. Some of the roads, in the HLC, need to be widened. George is slowly working on the problem, but widening roads can be expensive, due to the needed extra gravel, and additional equipment.

(c) Beautification Committee. See Above.

XII Business Items to Discuss with Membership Scott C

(a) Township Donation of land it owns to HLC. Finished. Sold. Closed.

(b) Foreclosure Processing. See above. In progress.

(c) Membership Vote on Bylaw Updates. Nothing to report.

(d) Weed Assessment Shortage/Increase. Weed dues are low, due to a large surplus in the fund. The weed dues have increased this year, to a point, where they will be for a while.

(e) Boat Key Changeover. See Above.

XIII Member Questions / Comments / Concerns

XIV Trustee Election Results. Audio is in audible.

XV Adjournment. Motion to adjourn by Everyone. Second by everyone. Can not vote, due to lack of quorum. Total meeting time 2 hours, 25 minutes. Time of adjournment, 12:35.