

**VENICE SHORES PROPERTY OWNERS' ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
01-April-2024**

CALL TO ORDER

The meeting was called to order by President Mark Ososki at 7:00 pm at Bumper’s Landing on North River Road in Harrison Township.

ROLL CALL

Wendy Oravec called roll of the board members. As indicated below, there were 15 members in attendance at the time of roll call. One additional member arrived later, as noted below.

*Kevin Paton arrived at 7:05 pm.

Term Beginning 2023		Term Beginning 2022		Term Beginning 2021	
E	Carlson, Diane	P	Aldrich, Dave	A	Couture, Rick
P	Doss, Al	P	Deldin, Mark	P	Gleason, Shayne
P	Hall, Scott	P	Drapeau, Jan	P	Kandt, Elizabeth
A	Kollmorgen, Kevin	E	Faircloth, James	P	Kurtz, Paul
A	McKinnon, Andrew	A	Paton, Kevin*	P	Oravec, Wendy
P	Rheeder, Scott	P	Pollum, Bryan	P	Ososki, Mark
P	Stevens, Todd	P	Reijmer, Al	E	Pollum, Doug
P	Wright, Mark	E	Willard, Mike	E	Wietecha, Jim

AGENDA APPROVAL

Mark Wright made a motion to approve the agenda. Mark Deldin seconded the motion, and it carried, unanimously.

MINUTES

Mark Deldin made a motion to receive and file the March 2024 minutes as distributed. Jan Drapeau seconded the motion, and it carried, unanimously.

PRESIDENT’S REPORT

President Mark Ososki reported on the home under construction on Gloca Mora. The home was not being built according to the approved plans. After a letter was sent, the township determined that the house needed to be raised about 18 inches. Raising the structure added sufficient square footage of brick to satisfy our requirements. No further action is needed.

TREASURER’S REPORT

Mark Ososki reviewed the expenses and financial update:

Month Ending	General Fund	Canal Weed Control	Canal Maintenance	Snow Removal	Parties	Total
3/31/2024	\$113,766.65	(\$655.48)	\$42,094.67	\$2,250.75	\$2847.41	\$160,304.00

A motion was made by Mark Deldin to accept the March report. Mark Wright seconded the motion and it carried, unanimously.

There are 70 people who have not yet paid dues.

RECORD RETENTION/WEB REPORT

No report.

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CORRESPONDING SECRETARY'S REPORT

There was nothing new to report. Shayne will start preparing the May newsletter.

SOCIAL MEDIA

There was nothing new to report.

CANAL COMMITTEE

Mark Wright noted that The Pond Guy will now be placing their notices in front of homes rather than along the seawalls when they do treatments. He also noted that GFL will not take big logs like the one he recently pulled out of the canal. A motion to budget no more than \$400 to have PAR Landscaping remove the log was made by Mark Deldin. Bryan Pollum seconded the motion, and it carried, unanimously.

Mark Ososki noted that MacRay has dredged the main canal per the original agreement.

Mark Ososki said that he received a violation from the Army Corp about his boat hoist. The hoist has now been moved. There was additional discussion about the status of the dredging permit from the state.

MAINTENANCE COMMITTEE

PAR Landscaping has been out to do cleanup on the entrance areas. Weed control is to be done around the plantings. No enhancements are planned for the areas; they will remain as is for now.

Scott Hall reported that the price per grass cutting has gone up \$4 per week or approximately \$115 for the season. A motion to continue with Assured Services at the new price was made by Mark Wright. The motion was seconded by Bryan Pollum, and it carried, unanimously.

BUILDING COMMITTEE

See President's Report regarding the new home on Lot 255.

DEED RESTRICTION REVIEW COMMITTEE

There was discussion about an ongoing issue at 41364 Bayhaven with a motor home parked in the driveway. A notice has been sent. The homeowner may be in Florida. A motion to send a second notice, per our policy, was made by Mark Deldin. The motion was seconded by Elizabeth Kandt, and it carried, unanimously.

CIVIC AFFAIRS

There was discussion about an upcoming bond issue by L'Anse Creuse School District. This is a renewal/extension and will not raise taxes. It was noted that many buildings in the district are in need of repair.

WELCOMING COMMITTEE

There was no report.

EVENTS COMMITTEE

There was nothing new to report.

NOMINATING COMMITTEE

Chairperson James Faircloth was not in attendance, but it was noted that Rick Couture is declining to run again. Cindy Sloat has applied for nomination. A motion to close the nominations tonight was made by Mark Deldin. The motion was seconded by Al Reijmer, and it carried, unanimously.

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OLD BUSINESS

Deed restrictions update: a draft was received. The format was different than the current version. There is concern that if the updated version looks different it might not get approved by the residents.

NEW BUSINESS/OPEN DISCUSSION

There was discussion about the situation with our current attorney, and recent difficulties in reaching or getting timely responses from him. Mark Ososki would like a committee to be formed to conduct interviews with potential replacements.

There was discussion about a subdivision garage sale in May, and whether we should promote it with advertising. A motion was made by Al Doss to provide \$100 for advertising. The motion was seconded by Dave Aldrich, and it carried, unanimously.

There was discussion about a location for May's General Membership Meeting and Election. Rosso Hall was the most likely choice. Information will be included in the Newsletter.

This will be the last meeting at Bumper's until Fall.

ADJOURNMENT

Bryan Pollum made a motion to adjourn. Paul Kurtz seconded the motion, and it carried by a unanimous voice vote.

The meeting was adjourned at 7:38 pm.

Respectfully submitted,
Wendy Oravec
Recording Secretary