

MILLIANIGAN FALL MEETING

August 30th 2008

At 10:00 am our President, Larry Lubs called the meeting to order. The minutes were read from the May 24th 2008 meeting. A motion to accept them was made and seconded. They were approved. Dick Bruno passed out copies of the balances of the current Millianigan general fund/checking account of \$706.81 and the saving account of \$13,215.19. Dick mentioned that the Millianigan total income for this year comes from \$18,000 in dues, extra \$688 from garage owners, a bonus from the bank to open the account of \$50 and \$22.30 in interest from January through July. It was mentioned that there was a credit of between \$50/\$60 coming back to Millianigan from AEP. There was a discussion about the accumulation of monies. At the end of 2006 there was \$2457.83 in the Treasury. At the end of 2007 an additional \$3,415.89 was added to the Treasury leaving a balance of \$5,873.72. Dick estimated an additional \$4,100 would be added this year. This would give Millianigan a reserve of about \$10,000 at the end of the year. This would happen only if no additional expenses were approved. Dick stated that he inquired on the fall taxes due. He stated that these would be \$225.65 on the lot and \$7,660.85 on the original Millianigan property if no new millages per added. A motion was made and seconded to accept the treasurer report given to all before the meeting. The treasurer report was approved. There was not a finance committee report since Tim Noveroske was not in attendance. Bill Francis gave a statement for the Ways and Means committee. Bill stated that this was the worst year ever he has seen for breaking the Rules and Regulations. It was noted that fires were left unattended, dog feces was left on the grounds and dogs roaming on the beach. It was noted that there was a stray dog on our property also. It was discussed that there was a form for "Rule Violations" that should be used again by the board for infractions. Bill noted that eighteen of the rules and regulations are also township ones. Remember to inform your guests of these. Every year each member signs off on these. No formal report was given and or approved.

Andy Walters stated that Building and Grounds would not give a report at this time. Andy stated that Building and Grounds would go through the agenda starting with unfinished business and continue into new business.

Unfinished business: It was discussed when to trim the trees, which was normally done every two year. Also discussed were which trees and stumps were to be removed. The tree that needs removed by the McCullough's will be at their expense if their new cottage/home plans are approved. They will be required to get with Building and Ground to plant a replacement tree. The trees in question for removal are as follows: in front of Andy's cottage, behind Larry Lubs cottage with electrical wire running through it and the tree behind Sabador's cottage. This removal includes all of the trees mentioned, their stumps and the stump in front of the Stroud's cottage. The first motion to remove only one tree and not trim any trees failed. A second motion was made to remove all three trees, grind the four stumps and trim dead branches as needed. This will be done with a cost of \$2500 to \$3000 (two days work). The branches will be ground up. The wood will be available for any one that wants it or Andy will remove it if no one wants it here. The second motion was seconded and approved. The next item was Riprap rock to cover the outer bank of the island. The estimated cost for 20-tons was \$800. This is a tri-axle truck, which we cannot get to the base of the bridge. Andy suggested two 12-ton trucks, which would bring 24- tons of rock at an estimate of approximately \$1200. A bobcat will be needed for approximately eight hours at a cost of \$50 per hour. There are washouts on the island that need

addressed. Andy made an estimate of \$4000 for the whole project if all 80 foot of shoreline is done at one time. Andy made a suggestion to do 20-ton to 24-ton per year until the whole outer island is done. A suggestion was made to do this after the ground is frozen or made be earlier if this fall is a dry one. A motion was made to bring in 20-ton to 24-ton of rock only at whatever the cost. This motion failed. A second motion was made for 20-ton to 24-tons of rock for an estimate of \$1600 to be dump by the bridge. This second motion was seconded and approved. Dick stated that we should continue the course with the current dues since we had spent additional monies with the above motions with the trees and the riprap rock projects.

New business: Building and Grounds (B/G) committee recommended that the corporation should keep both accesses between Gill/Noveroske cottages and Ewing/Sabodor cottages open for access to all of the corporations land. B/G recommended that every other time a rotation of use of the accesses should occur. The tree newly planted by the Ewing's will be removed and replanted to keep the access open. B/G also recommended that ¾" plywood be used to help disperse the weight and ruts. The timing of use should also be taken into consideration. The corporation should pay for any damages that could occur. If an individual member (example being a contractor working on an individual cottage) uses these accesses all damages that occur are the individual member's expense having the work done. No permanent roads for the accesses were recommended by B/G. Member's discussion on the access issue included the size of truck, drain tile between Gill/Noveroske cottage, possible damages to foundations and paver blocks for trucks to use between the accesses. Mary Sabador stated that pavers would look too much like a road and she would prefer to keep the grass and have it restored if damaged. It was brought up that B/G spent over an hour at their meeting on access issue alone. A motion was made to approved the following Building and Ground's recommendations: to keep both accesses open, rotation of use of the accesses, to remove and replant the Ewing's tree (all tree planting should go through B/G, this is in the rules and regulations), timing of use should be an considered and discussed the B/G, no permanent road, restoration of the access if damaged by the corporation, the corporation would be paid for any damages that occur from corporation use, if damages occur when a member use an access (approved by B/G) they will be liable to pay for all damages, the only recommendation that was removed was to delete the used on ¾" plywood. This motion was seconded and approved. Building and Ground committee recommended approval for the Walter and Denler garage location and size. They reviewed the following. It should be 16 foot from the south end of the current garages and it would be the same color of siding and roof color as the current ones. The drawing of the garage reviewed by B/G was a two-car garage with the same height and roof pitch as the other garages. It would be 29 foot wide by 25 foot deep (this is a foot deeper than the other garages). No cost was given. Dick Bruno discussed that the original plan was for the corporation to build five three-car garages 36 foot wide by 24 foot deep. At the township Zoning Board of Appeal (ZBA) meeting permission was granted to build only three three-car garages for the member currently that had monies to build them. The ZBA stated that the corporation should come back when other members were ready to build additional garages. This means each member has a 12-foot section in the current garages. The proposed garage is 29 foot wide this would be 5 foot wider and one foot deeper than other members have. Dick asked if other were asked to go in with the new construction to make it three-car as the others are? Dave Denler stated that he did not have a problem if other that do not have garages build them. Dave does not see why all of the garages must be cramped in the north section of the property including an extra stall. A two-stall would fit. Maybe the additional

garages should be toward the south end behind the cottages of the members that do not have them and want them in the future? Dick stated that the reason the corporation original went with the plan to build them to the north was for ascetic reasons and not to have garages next to the road. Andy Walters agreed with Dave that all of the garages are cramped in the north area. Andy brought up that members should have room to park behind their cottages. Dave stated that the extra width was to accommodate another man door so he and Andy both had one. The depth was discussed and this was to accommodate boats to be stored. This garage would be parallel to the other garages. The B/G committee reviewed the options that if this garage was granted the others could possible be built off the road toward the open lot with a variance from the township ZBA. Another option would be to move the road in (to the west). This option would have to be approved because there is a sewer manhole in the road there. Another option would be to back them up to the fence at the Twilight Street. There are six members that currently do not have garages. Dick Bruno made a motion to approve a 26-foot wide by 25-foot deep two-stall garage. This motion was seconded and a discussion followed. Andy stated that realistically trusses would need to be set either 24 foot or 26 foot. Since we are giving up three foot in width from the original request could this be modified for 26 foot depth to accommodate the boats. Dick amended his motion for a two-car garage to be approved at 26 foot wide by 26 foot deep for the Walters/Denler. The amended motion was seconded and approved. B/G committee tabled the plotting other garages and shed at this time. Andy stated that it would be nice to have the other garages to the south behind the cottages of the member that currently do not have a garage. Andy also replied that every member has an option to have a shed also. All future garages and shed must go to B/G for approval and then be voted on for location. This was tabled for B/G future recommendations. B/G committee did not make a recommendation for funds for a new volleyball court. The corporation had one previously and it was not cared for. B/G committee approved the McCullough new cottage/house plans. The new cottage will be six inches less in width than the current cottage. The front of the cottage will stay the same as the current cottage. A eight foot porch will be built to the front. Both of the neighbors have approved the plans. The tree will need to be removed for building the new house. A motion was made to approve the McCullough house plans. It was seconded and approved. B/G committee made a suggestion for weed control for the 2009-year for the channel and beach area. The applications will be applied twice for a cost of \$850 this includes a certification fee of \$75.00. Bill Francis stated that the chemicals we currently use will cost nearly \$800 to do it once ourselves. The payment must be made before February of 2009 for the weed control service to obtain a permit. A motion was made for funds of \$850 to provide weed control for year of 2009. This motion was seconded and approved. Lee Francis stated that Michiana trash service recycles. This includes plastics, paper, glass, and cans. Any cardboard or boxes that are broken down can just be put in the trash container. All we need to do is put any recyclable item in a clear trash bag that they can see through. They will sort at all materials at their facility. The corporation purchased the first clear plastic bags and she will provide them to all that wanted them. Election of officer: Lee Francis made the statement that there was a nominating committee. Dick Bruno is willing to continue as Treasurer. June Stroud is will to continue as Secretary. Bill Sabador moves up from Vice President to President. Dave Ewing has volunteered to run for Vice President. Larry Lubs asked for any nomination from the floor. There were none. Dave Ewing was automatically elected as the Vice President by default.

Miscellaneous items for discussion: Andy stated that it was brought up on the maintenance at the beach. A lot of grass is growing under the piers. Aluminum pier were brought up. It appears that the geese do not "poop" on them as they do on the wood ones. Prices of aluminum pier will be obtained for the spring meeting. Piers will be removed at a later date. Lattice will be obtained for under the new paddleboard table to dress it up. Leaf raking will be announced at a later date. Dot Ghyselinck made a statement the beach needs to be kept up by all members. All should do the raking of the sand, washing off goose "poop", removing weeds in the water with the rake, grass removal from the sand.

A motion was made and seconded to close the meeting. The motion passed.

Member not in attendance:

Noveroske

Respectfully submitted,
June A. Stroud, Secretary