



Board Meeting Minutes

April 3, 2018

APPROVED 5/1/18

Location: 8860 Brower Lake Dr. (Shawn Marks)

Board Members Present (10): Ingrid Jensen (Chair), Jackie Dangl (Secretary), Jeff Case, Lois Markoff (alt.), Lorraine Nykun, Peder Nelson, Renee Lobert (Vice-Chair), Shawn Marks, Wendy Mersman (Tech Officer), Bryan Burke (alt.)

Board Members Absent (1): Michael Wilson (Treasurer)

I. Call to Order: 7:00PM

II. Approval of 11/7/17 Minutes: Motion made by Lorraine Nykun with 2nd by Wendy Mersman to approve minutes of 11/7/17 meeting. **APPROVED.**

III. Financial Report 3/31/18 Motion made by Jackie Dangl with 2nd by Jeff Case to accept Financial Report 3/31/18. **APPROVED**

A. Treasury Report:

1. Cash balance 3/31/18: \$10,492
2. Revenue YTD: \$452
3. Expenses: \$0

B. Upcoming Expenses: \$9,952 (fireworks, gutters, lot spring cleanup, property insurance)

IV. Other Business

A. **BBLIA Lot/Pavilion –**

1. Lot Spring Cleanup - Renee Lobert will contact the landscaper to see if they will do the lot cleanup again - hopefully for same price. They may charge more because they don't have mowing contract or jobs nearby
2. Rain Barrels - Jackie Dangl will acquire and set up
3. Rain Gutters - Ingrid - will arrange installation
4. Painting - Wendy will handle the BBLIA logo on the front of Pavilion.
5. Lot Summer Mowing - Renee will reach out to Macombs regarding mowing BBLIA lot
6. Dog Poop - Lorraine and Shawn to research cost of dog poop bag dispenser as people are not cleaning up after pets that play in the lot
7. Neighborhood Spring Cleanup - Lois will check into rules around the township spring cleanup.

B.

C. **Short Stay Rentals**

1. Situation: Courtland township has done nothing - they are waiting for state to take action. State wants to take authority away from local units (cities and townships) so short stays will be state legislated. Meanwhile, Plainfield township has implemented a restriction on any short stay less than 27 days. St Joseph has also implemented restrictions. Our township ordinance currently prohibits commercial use of property, and arguably a short stay rental fits squarely into



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“commercial use”. BBLIA has no authority - we must rely on township for enforcement.

2. BBLIA Action Plan:

- i. Step 1 - Report issues to all board. All - advise Board Members when homes are rented that are issues (parties, bachelor weekends, etc.). Include photo/video “evidence” if available.
- ii. Step 2 – Board President to send violation letter to home owner and cc the township
- iii. Step 3 - put phone number of township to complain in the newsletter/email blast. All members should feel free to complain to township if violations are noted (on advice from township)

- D. **Mugs Sales** - have sold around 25 (Have around 75 mugs left). Wendy to repromote in newsletter. Will consider another fundraiser for the fall (e.g. Tervis cups with BBLIA logo). Also link to the BBLIA store.
- E. **Lake Access use** – Reviewed outline of letter to township. Ingrid will send letter to advise township what we are doing. Current plan is to build a new gate with keys/access cards for all (or limited number) board members. Only BBLIA association members will be able to use gate. Will consider charging a fee for non - member lake residents for in/out service (e.g. \$cash only). Must sign an affidavit that boat has been out of water for 48 hours. New gate area will include an open area to the side that is 4 1/2 feet to allow for walk on boats – to comply with local township requirement. Will need to add more barriers to the far side to prevent other boat access. Will ask members for extra donations. Ingrid will seek vendor quotes.
- F. **Cove Beavers** – Significant activity in the early spring was observed by Cove Resident Bryan Burke that was slowing water movement between Big and Little Brower. Most recently no activity so may not be necessary to address. All to keep eye on activity. Consider addressing later if activity begins again.

Meeting adjourned.

Upcoming Board Meeting Dates/Locations – 7:00PM Start

5/1/18: 8768 Brower Lake Dr. (Jackie Dangl)

6/5/18: 8481 JeNeBe Dr. (Wendy Mersman)

8/7/18: 8869 JeNeBe Dr. (Ingrid Jensen/Renee Lobert)

8/21/18: BBLIA Lot (Annual Meeting)