

**White Birch Lakes
Board of Directors Meeting Minutes
February 9, 2019**

I. Call to Order:

President Bridges called the meeting to order at 11:05 am.

Board Members Present: President Bridges, Directors Holzer, Hassberger and Allen; also Supervisor Lubs, Jeff Wheeler (New Supervisor) and Secretary/Treasurer McClusky

Board Members Attending by Teleconference: None

Board Members/Others Absent: Directors Dombrowski, Getz and Witchell

The Invocation was given by Supervisor Scott Lubs.

The Pledge of Allegiance was recited by all present.

II. Additions/Deletions to the Agenda:

Unfinished Business: President Bridges – Update on Furniture for the Clubhouse Fireplace Room

New Business: President Bridges – Training Course for New Supervisor

Closed Session: President Bridges – Employee Matter

III. Approval of Minutes:

*(1) Director Allen moves to approve the January Meeting Minutes as presented, 2nd by Director Hassberger.
All Ayes, motion carried.*

IV. Income Statements-Treasurer Reports:

Vicky reported that the Annual Assessment invoices were sent out for the 2019-2020 Fiscal Year which are due on March 1, 2019. There were 1,110 invoices sent totaling \$416,250.00. There are approximately 843 Members in the Association.

*(2) Director Holzer moves to approve the financial reports for January as presented, subject to the Auditor's approval, 2nd by Director Hassberger.
All Ayes, motion carried.*

*(3) Director Holzer moves to approve the February Payables as presented, 2nd by Director Allen.
All Ayes, motion carried.*

V. President's Report: President Bridges reported the following:

“We have nothing but ICE, ICE, ICE, here in White Birch. Because of the salt shortage, we were only able to get half of our usual salt supply for the winter of 2018-19. We have already used so much of it, so we are using more sand. Please slow down on our roads. Jeff and Bob have been putting many hours in on the roads often starting in the middle of the night so Members who live in White Birch can get to work and school. You drive around in White Birch and then go to Old State, which is almost the last road that the county cares for, so it is always worse than within White Birch.”

“I have bad news and good news!! Our Supervisor, Scott, has had an opportunity which he could not refuse so he is leaving us to go to Clare Public Schools as their Director of Operations. That's the Bad News for us. The Good News is that Jeff Wheeler has shown interest in the position and has accepted. He can hit the ground running because of his long time at White Birch. We have hired a new Maintenance worker, Tom, and he starts Monday. He will get a crash course in running the belly blade dump truck and snow removal. Wish Scott good luck in his new endeavor and welcome Jeff in his new role.”

VI. Supervisor's Report: Scott reported the following:

“We have sent out approximately 90 plus Boat Slot Renewals, you will find these inserts right along with your annual assessment. Please remember that the \$10.00 Boat Slot deadline is March 1st. If your name was placed on a waiting list, please contact us after March 1st for availability.”

“Our new extension to our Maintenance Building is still progressing as planned. The permit is being applied for and once in place, we will begin breaking ground.”

“We have plenty of hot water in the Clubhouse for showering and a heated pool so if you get some unexpected time off for weather, come on down and have a nice swim.”

“My many thanks to WBLRA for taking me in and allowing me to be your Supervisor. Best of luck and health to you all.”

VII. Committee Reports:

EPC Committee: Director Hassberger reported that for the month of January there was only 1 Contiguous Lot for Ownership Transfer approved. There weren't any Lot Improvement Applications.

Campground Committee: Director Allen reported that there were only his footprints in the Campground. He also stated the plowing looked nice. There are a lot of deer tracks but other than that, everything looks good.

Activity Committee: President Bridges reported that there is a Game Night scheduled for tonight. Vicky reported that Candy Bar Bingo is scheduled for the 16th.

VIII. Comments from the Floor (Agenda Items Only): Available for viewing in the office.

IX. ManagerPlus Report:

Scott stated that Jeff has been trained in ManagerPlus and knows how to get in and look for any scheduled maintenance items. Scott also gave a follow up report for the Board to look into getting an Extra Gate Panel to have on hand to replace any of the panels if there is a need for replacement or repairing a panel in the future. This will be discussed later in the meeting.

X. Unfinished Business:

The Agenda item of “Bids for Campground Bathhouse Shower Walls” is being tabled until the March meeting due to Director Dombrowski being absent from the meeting.

In regards to the added Agenda item of “Update on Furniture for the Clubhouse Fireplace Room”, Director Holzer provided the Board Members with Furniture bids for the Fireplace Room in the Clubhouse and President Bridges passed around pictures of furniture similar to the furniture that has been purchased from Rustic Log Furniture in Clare. The total amount for 4 log chairs, 1 log sofa, 1 log love seat, 3 lamps, 3 end tables and 1 coffee table totaled \$4,287.70 with free delivery and furniture will be delivered in March. The older log furniture, tables, lamps and the plaid sofa and loveseat will be sold.

XI. New Business:

*(4) Director Allen moves to accept the bid from Van't Hof Door & Gate Systems in the amount of \$2,392.00 for a Temporary Replacement Gate Panel, 2nd by Director Holzer.
All Ayes, motion carried.*

President Bridges discussed a Supervisor Training Course coming up that Jeff may want to go to. The direction of the Board is to have Jeff attend the training. It is on May 9th in Saginaw for \$99.00/Person or \$89.00 for groups of 5 if any Board Members would also like to attend.

*(5) President Bridges moves to hire Jeff Wheeler as the new Supervisor and hire a new Maintenance Member, 2nd by Director Allen.
All Ayes, motion carried.*

XII. Comments from the Floor (For the Good of the Order): Available for viewing in the office.

*(6) Director Holzer moves to adjourn the regular meeting at 11:55 am for the lunch break and then go into Closed Session, 2nd by Director Hassberger.
All Ayes, motion carried.*

XIII. Closed Session: NOTE: Director Allen was not present for Closed Session.

An employee matter was discussed with no motions made.

The meeting was adjourned at 1:50 pm.

Submitted by, Vicky McClusky, Secretary/Treasurer