

Lake Somerset Property Owners Association
Monthly Board of Directors Meeting
April 11th, 2024
Minutes

Pledge of Allegiance and Call to order: Dale Cousino at 7:00pm

Board Members Present:

President: Dale Cousino
Vice President: Cher-ray Bellinger
Secretary: Kelly Langley
Building Control: Rick Meyer
Security: Jeff Bennett
Roads: Brandon McClinchey
Treasurer: Scott Faulkner
Water Quality: Don Tappan
Parks: Terry Taylor

Board Members Absent:

Officers Reports:

Secretary - Kelly Langley - Motion was made by Cher-ray and Rick seconded to approve the meeting minutes from March.

President - Dale Cousino

Dam - Project was approved, going to next step for bids. Appears to be on track.

Pole Barn - Electrical project is underway. Will look for volunteers to help with concrete fill ins.

April 27th - Lake clean-up day. Also looking for volunteers that day to help with corner by church to put sign back in and finish landscaping.

Vice President - Cher-ray Bellinger - nothing to report.

Security - Everything is all set. Guards and boat ramp have been running for two weeks.

Parks - Terry Taylor - The contracts are signed and submitted for the beach tilling and clean up. Terry asked about the chain blocking the roadway to the old brush area - if that should be changed to allow access for golf carts, 4 wheels to go through to Grandview. The Board will get a copy of the map to verify it's association property and if we want the path accessible. Adding a couple of solar buoys to the corners of the swim markers at the main park.

Roads - Brandon McClinchey - A bill that Gov Whitmer passed may make it eligible for us to have Northmoor's speed limit reviewed again.

Water Quality - Don Tappan - Please report goose nests to Pam so we can make Goose busters aware for the nest disruption. There was a question from the audience to Don about the mild winter and algae. Savin is coming out next week to do a survey so that when the water is warm enough, they'll spray. The goal is also to get the harvester in ASAP.

Treasurer: Scott Faulkner - Scott noted that the amendment to the 2024 budget to remove an error in accounting for the pole barn and to amend the 2023 budget to remove an error in accounting with the pole barn has not happened yet, but it will be done soon. It's been pretty quiet for spending and everything is on track. Further discussion about dues increase resulted in Scott running numbers, considering an inflation rider, and bringing it back to the Board before a decision is made on what the request for increase will be. Cher-ray made a motion, Jeff seconded approving the March financial reports.

Building Control - Rick Meyer - They approved a new home permit. They denied a permit for a fence due to the fence being lake front and it blocking neighboring views per Member Handbook. The member who submitted the brought a proposal to the Board showing specs for the fence and placement on the property and asking for consideration for a possible life event. The Board discussed the two most recent fences that members were asked to take down and the importance of precedence and following the member handbook and bylaws for the entire community. The Member asking for consideration is going to look into possible alternatives and bring that back to the Board for consideration. A member from the audience asked about a member being out of compliance for a tree line that was planted, which would block neighbor views and is also not allowed per our Member Handbook. That member was asked to remove the trees, but allowed to do it in the spring so the trees would not die. It was verified and noted that the member who is out of compliance is not allowed lake privileges and a boat sticker at this time until the trees are removed.

Old Business:

New Business:

Audience Participation:

Adjourn: On a motion by Cher-ray and seconded by Scott, the meeting was adjourned at 7:48pm.

Submitted by Kelly Langley, Secretary, LSPOA Board of Directors