

## **CHA Board of Directors – July 8<sup>th</sup>, 2023**

**Directors in attendance via Zoom conference** - Todd Ansbacher and Tom Wellman

**Directors in attendance in person at the Clubhouse** - Mike Germain, Bob Ransom, Scott Robertson, Kevin Sauvage, Denise Stratton, Melissa VanDam, and Tom Wellman

**Directors not in attendance** - Tim Clafin

Meeting was called to order at **10:00 AM**

Meeting was adjourned at **11:48 AM**

Proof of Meeting Notice – **Posted at the kiosk Friday, July 2<sup>nd</sup> Zoom invite posted Thursday, July 1<sup>st</sup>**

### **President's Report – Todd Ansbacher**

- A reminder that the community yard sale will be held July 22<sup>nd</sup> with a rain date of July 23<sup>rd</sup>. Kent Van Emst is the point of contact for questions. There is a sign-up sheet in the clubhouse.
- There was a worker bee held on June 10<sup>th</sup> after the BoD meeting. Five volunteers spread ~ 30 yards of wood chips starting at the south trailhead.
- Thank you to Chuck Whetsel for purchasing and building two new benches for the pickle ball courts.
- Thank you to Kevin Sauvage for building and installing a second kayak tree at North Park.
- A worker bee is planned for July 15<sup>th</sup> @ 10 AM meeting at the Far North Trailhead. Two items will be worked on, reinstallation of the North Park culvert and repair of the Far North Trail bridge.
- A reminder that Ed and Alicia Perdon are offering beginner pickle ball lessons at the tennis/pickle ball courts every Wednesday at 5 PM.
- A new sports equipment shed has been finished and installed on the eastside of the practice wall.
- The forestry review with the firm that has enquired about management of the CHA forested areas will be rescheduled.
- Quotes for the upgrade/replacement of playground equipment at the clubhouse is being reviewed by a committee that has been formed. Mary Beth Acosta is the chairperson for that committee.

### **Treasurer's Report – Mike Germain**

- Checking/Savings - \$35,757
- Tennis Court Escrow - \$20,095
- Clubhouse Escrow - \$12,662
- Total Cash on Hand - \$68,514
- There are ~ 60 member as of July 1<sup>st</sup> that are delinquent on their annual dues. Of the ~ 60 members, 40 are delinquent on their 2023/2024 dues only.

### **Architectural Committee (AC) – Melanie Rogers**

- No Report

### **Trails Committee**

- The signpost located at the entrance to the Far North Trail has rotted to the point of falling. Denise and Greg Stratton plan to replace it.
- The bridge at Far North Trail will have signage put up stating that the bridge is unsafe for foot travel. Please avoid using the bridge until it's been fixed. Again, a group plans to perform the repairs Saturday, July 15<sup>th</sup> meeting at the Far North Trailhead @ 10 AM. Please bring hip boots or mud boots as the job will entail being in the wet areas around the bridge.

### **Social Committee**

- A wine tasting event is in the works. Attendance would be capped at 24 members. Melanie Rogers is the chairperson. A date has not been established yet, more information to come.

### **Directory and New Member Information – Tim Clafin**

- No Report

### **Website – Bob Ransom**

- No Report

### **Clubhouse and Reservations – Keith Beduhn**

- All clubhouse reservations can be found on the calendar in the CHA website. If you need to make a reservation it can be done via the CHA website or by calling Keith Beduhn directly @ 616-821-4246.
- The flush valve in the men's restroom will be replaced.

### **Kayak Rack – Lynn Livingston**

- A change to the kayak assignment process has been proposed and will be tested for 2024. The suggested change is summarized in a document found at this [LINK](#).

### **Road Committee – Tom Wellman**

- Mike McMillan has replaced Rick Cross as Leelanau Township Supervisor. Tom Wellman, Mark Krueger, and Jim Martemucci met with Road Commission Manager, Brendan Mullane in June. Tom Wellman had a phone call with Brendan on June 14<sup>th</sup> in which they discussed the preliminary cost estimate and how the original number quoted was a non-starter for funding consideration. They also discussed spreading the repairs over a couple of years to help offset the cost. Mark Krueger attended the LCRC meeting on July 5<sup>th</sup> and noted a lack of internal communication about CHA. The LCRC really needs to see the Township taking the lead on projects such as ours.

### **Member Survey – Scott Robertson**

- Several month ago, a questionnaire of was sent out asking what shared amenities or improvements to existing amenities the community would like to see. A compiled list of 18 items were identified. With help from Daniel Gorenflo a survey was developed and sent out to

the membership and received 151 respondents. The survey was added to the annual voter's package. The results can be found [here](#).

### **Old Business**

- The approved bylaw amendment to standardize voter language will be signed by the Association President and registered with Leelanau Township.
- Members of the election committee will meet Tuesday, July 11<sup>th</sup> to discuss the recent election with the intent of identifying any improvements that could be made for future elections.
- Thank you to Steve Larson and Don Smith for pursuing quotes for tennis court repairs and court area improvements. Please see this [LINK](#) for the three separate quotes received. Steve provided a presentation to the Board and audience attendees reviewing proposals. Steve also provided his recommendations on what he and Don determined made the most sense and would provide our members the greatest return on our investment. Reconditioning is planned for 2024. The Board approved moving forward with scheduling the repairs 8-0 (Director Claflin was absent).

### **New Business**

- Anyone who has trees that need to be trimmed or removed, Melissa VanDam is working with a downstate contractor who would be willing to offer discounted pricing for multi tree removal. Please contact Melissa VanDam directly (734-417-1581) if you're interested.
- A memorial service will be held for Ed Arnfield on Saturday, July 29<sup>th</sup> at 11 AM at St. Christophers Episcopal Church. Ed was a long time, beloved member of CHA.
- The Board of Directors meeting for August will be moved from Saturday, August 12<sup>th</sup> to Saturday, August 19<sup>th</sup> to accommodate the Northport dog parade participants.
- A report from the playground committee will be added as a regular agenda item on future Board meetings going forward.

Tim Claflin

Secretary