



## **News**

Hello Fellow Co- Owners,

It is that time for the Annual Election meeting. I'm looking forward to seeing everyone this season. To start off there are five board seats open this year. Please find attached is the letter of intent from co-owners.

We are very fortunate to have Charlotte Clarke, Vernon Township Clerk, and her helpers to run the election again this year. She is a bonded and sworn in official that has a lot of experience in running the election for the township. They have been in charge of our election committee for several years. You will find also attached the official Absentee Ballot Request Form and the Official Proxy Form.

### **Annual/Election Meeting**

Time: Doors Open at 6pm

Meeting: 7pm to 9pm

Date: Friday April 22<sup>nd</sup> 2022

Location: Durand High School Cafeteria

**The Absentee Ballot Request form must be returned to the following address with a Self-Addressed, Stamped Legal Envelope:**

Leisure Lake Condominium Association

Vernon Township/Charlotte Clarke

PO Box 354

Durand, MI 48429



**The Official Proxy form must be mailed directly to the following address:**

Leisure Lake Condominium Association

Vernon Township/Charlotte Clarke

PO Box 354

Durand, MI 48429

**Please do not mail your proxy to the office or anyone else. It will not be accepted. Charlotte must receive your proxy form for proper recording and verification prior to the day of the election.**

We are in hopes that everyone feels comfortable about the election knowing that it is being handled by trained election officials.

**Good luck to all the candidates and happy voting !**

I will include a monthly Calendar of Activities each month. This allows the co-owners to plan to attend. All Volunteers are needed and welcome to have a successful summer of events. If you have any suggests of events that you would like to host, please call the office to add to the calendar.

Thank You

Annette Jamros

Office Manager

# \$\$ LETTER FROM THE TREASURER



The 2021-2022 camping season is drawing to a close. Over last year there were some definite highs, there were some definite lows during the season. Regardless, it is in the past now and we are moving forward with a better view of the future. We are continuing to work on many things around the park. We are all excited to see the health of our lake improving thanks to Brian Brantley spearheading our work with the lake's ecology. The installation of the fountain has been a welcomed addition to our park and even the little time we had it last year was able to make a vast improvement to the health of our lake. Some may call the addition of PAY HOA a low, but it ended up being a high. It offers the ability for every person to be able to see the budget in real time. It offers those that would like to use a credit card the ability to do so. It offers a space for all lot owners to be able to have access to all documents available to them 24/7. I want to stress again; YOU ARE NOT REQUIRED TO USE PAY HOA.

By using electronic means of distributing the newsletter, including the website, Email, PAY HOA or even Facebook, it saves the park THOUSANDS of dollars on postage every year. If you are on Facebook, you have an email address. You can come into the office and get copies of whatever you need for what is going on at that time. Here are the numbers: 425 lots getting the March Condo Connection, will be more than 1 ounce per letter and cost at least \$0.78 for postage of each copy sent. That does not include the cost of printing that many pages and the ink as well. The cost of sending physical copies in the mail for postage alone would cost \$332.00. The paper, envelopes, ink and employee time would cost almost another \$200 per month to be mailed out. Granted not every month would be that high for postage, but even the regular postage price @ \$0.58 a piece is \$250 in postage alone. By getting the documents to our co-owners electronically, we are saving \$6,000 a year! Can you think of where we could benefit by saving \$6,000 a season?

The board filled a lot of slots last year. This year, there are technically 5 slots that are open, however, in line with the by-laws we will have the vote for the filling of the 4 seats. After the board has been filled with 4 newly elected individuals, the 6 people on the board at that time will request/appoint the 5th new member and next year the 3 seats will be filled (Morgan, Lori & the appointed persons spots). The board has also recently met and decided that going forward there will be a monthly board meeting the first Tuesday of each month, even if it is virtual. The board has listened to the concerns of the co-owners. We are in the process of creating a code of ethics and conduct for the board and future boards. It will help us to get and keep quality people on the board as well as keep the board the best it can be going forward. These are just a few of the items that are continuing to be worked on behind the scenes. At this point, I would like to say WELCOME TO THE 2022-2023 SEASON! With everyone's assistance, we can continue to make the years coming better than ever before!

Next month I will be able to send out the budget numbers. So far, this year we should be able to keep the association dues the same as last year. I can verify this, if there will be a park manager hired, it will increase everyone's dues by at least \$150 per lot per year. The board has plans for actually keeping up with complaints, concerns etc. that will alleviate the extra expense. Last year was the beginning of "rebuilding"

how things are done. Yes this place has been around for 44 years and without progress we cannot keep it going forward. We must move forward and build off the past, not live in the past.

Thank you for reading this and we hope to continue moving forward and keeping this a great resort community.

Juston Young

Treasurer

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To the residents of Leisure Lake,

I Brian Brantley intend to run for the Leisure Lake Board. I have had the pleasure of serving the residents of Leisure Lake since Oct of 2021. In my short time in this position I have done extensive research on the Health of the lake, resulting in finding a solution for the duck pond with the new fountain. The fountain keeps the stagnant water moving allowing the oxygen to reach the bottom and help breakdown sediment. I look forward to continuing the work to help the lake become healthy again.

Thanks for your consideration.

Brian Brantley

Sent from my iPad



## LETTER OF INTENT

I, the undersigned, hereby request and state my intent to announce my official candidacy for the Leisure Lake Condominium Associations Board of Directors for the upcoming year 2022.

My name is James (Jim) Bashore, my wife Martha and I are newer to the lake going on 3 years. We have decided to make this our last resort property. We live only eighteen miles away in Perry Township. Our intentions are to spend many summers enjoying the lake and making new friends.

I am a retired Acting Battalion Chief of the City of Lansing Fireman spending 25 years serving the residents of the city.

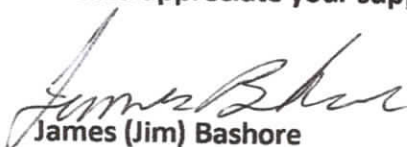
Upon retirement from the Fire department, we operated a small beef cattle farm with thirty-five head of cattle. Until a knee injury forced me to no longer maintain the farming end of the business

I am currently Chairman of Perry Township Board of Review. I have been on this board for approximately 10 years. As a board member we oversee taxpayer's disputes, hopefully arriving at a mutual agreement.

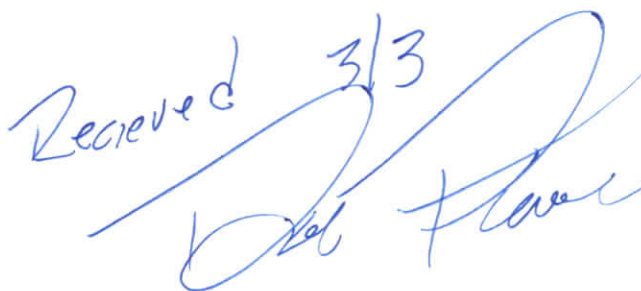
With my current and previous experiences, I believe this would be an asset for our community and I will be willing to serve all residents to the best of my ability. As a viable candidate we need to communicate and resolve concerns of our residents and staff to implement improvement for Leisure Lake.

Primary directions for the next two years will be to communicate your concerns and try my best to solve problems. Hire a qualified park manager, experienced with finances, strong leadership, and communication skills. As stated in our By-Laws a yearly professional Audit needs to be conducted. Abiding and enforcing By-Laws, Rules and Regulations of the Association. Be fiscally responsible in overseeing your investments here at Leisure Lake.

I would appreciate your support in this 2022 election.

  
James (Jim) Bashore

March 3, 2022

Received 3/3  


## LETTER OF INTENT

I, the undersigned, hereby request and state my intent to announce my official candidacy for the Leisure Lake Condominium Associations Board of Directors for the upcoming year.

LOT NUMBER 130  
NAME JAMES (JIM) FAHEY  
ADDRESS 2325 So. ELBARD  
CITY, STATE, ZIP LANSING, MI 48446  
PHONE NUMBER (734) 674 1526  
E-MAIL ADDRESS james.fahey61@gmail.com

The following is a short biography to be published in the Condo Connection:

Many of you know me or have heard my name mentioned over the past ten years. My wife, Debby, and I have been in the park since 2004, renting a lot the first year for a weekend, the second year for the entire summer, and purchased a lot at the end of that summer. We have been active in the park helping with some of its activities. Debby has spent many hours the past few years with the flower gardens. I have worked with security and worked in the front office. I am retired from the Michigan State Police. Prior to 30 years with the State Police, I served 4 years with the United States Air Force.

In 2014, I was talked into running for the Board of Directors. I was given the position of Treasurer which I held until 2020 when I did not run for reelection. As treasurer, I reviewed the financial reports of all our bank accounts before giving them to the Park Manager to also review and file in her office. I also provided copies of the Annual Budget and Financial Reports monthly through the summer months. I am looking for your vote to assist on the Board of Directors.

James Fahey

3-4-2022

Signature and date

Rick Hall  
Lots 312 & 313

I have decided to run for the board of directors because I, like many of you, want to know all of what is happening in our community.

I feel we should have three or four open board meetings. Every board meeting should have a President's Report, Secretary's Report, Treasurer's report which includes all money spent with board approval. All active committees would report too.

I feel it would be in the best interest of the park to have a Park Manager. We should have newsletters every month and activity sheets every week during the season. They can be picked up at the guard shack.

It would be nice to have a survey of what the Leisure Lake co-owners would like to see accomplished.

My wife Sandy and I have been in the park for 17 years. I am a Veteran. I have served on boards and committees in the past. I feel process and procedures are important.

Thank you.  
Rick Hall



## LETTER OF INTENT

I, the undersigned, hereby request and state my intent to announce my official candidacy for the Leisure Lake Condominium Association Board of Directors for the following year.

LOT NUMBER 274  
NAME John Manse  
ADDRESS 1440 Greenview  
CITY, STATE, ZIP Grand Blanc, MI 48439  
PHONE 810-869-4550  
EMAIL ADDRESS jmanse274@gmail.com

Thank you for those that volunteer and advise us at our Lake.

I developed our Lake webpage and have maintained it since I built it 5 years ago. It's an outlet to place a lot of information, forms, and fun photos, videos, etc. I don't always receive information to share on the website as I did when we had a park manager. We all have seen how both the negative and positive post have many lake owners responding with their own important views. Lot owners want to be heard.

There are many issues that keep resurfacing and I am sure we all realize this. We don't always get real answers to real questions that are important to us. We all have our own questions, and all should be answered honestly and quickly. We are All important. Transparency and Communication is very important with all those that we have put our trust in, through our votes, towards our leadership and fellow lake owners. For these and other reasons, I want to run for a position on the Board of Directors. My goal is to focus on THREE components to make our Lake home a better place.

First, communication to all Lot Owners is very important, regardless of the information is good, bad, or meaningless because it ALL needs to be shared and quickly. This includes a community calendar access to all lot owners to show all activities, dances, meetings, policy and rule changes, and other important Lake info.

Secondly, defining the Board role between Board of Directors traditional duties from what has become recently as numerous park managers.

And last, is to help find and implement a Park Manager that works for all the Park Owners that help uphold rules and policies, answer questions from Owners, and work on our behalf to conduct business timely and completely as any Manager of any business would do. A Park Manager that would understand there must be many ways for Lot Owners to conduct business with the office. There must be a variety of ways for Owners to get things that need completed whether it is the old fashion person to person approach or using high tech processes. I am willing to help however I can with a new Park Manager and want to continue to volunteer to help with the DJ dances, bring in giveaway gifts to children, hold contest, make videos, and more. My wife and I have enjoyed the lake for over 10 years and look forward to many more.

In my private life, I continue to work at Catholic Charities for over 27 years and have been appointed to other Boards and Committees in our community over the years. My hope is that if elected, I can help continue to support what currently works, restructure the issues that need improvement, such as communicate, and help make our Park a place we all can be proud of. Enjoy your Summer at the Lake

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SIGNATURE AND DATE

### LETTER OF INTENT

I, the undersigned, hereby request and state my intent to announce my official candidacy for the Leisure Lake Condominium Associations Board of Directors for the upcoming year.

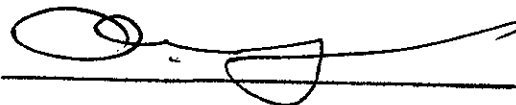
NAME RYAN NASREY  
ADDRESS 7432 NORTHWAY  
CITY, STATE, ZIP WEST BLOOMFIELD, MI. 48324  
TELEPHONE NUMBER 313-815-4323  
E-MAIL ADDRESS RYAN.NASREY@GMAIL.COM

The following is a short biography to be published in the Condo Connection:

Hello to all at Leisure Lake. My name is Ryan Nasrey, and I am asking for your trust and your vote. I am an industrial electrician at GM and currently serve as a skilled trades team leader.

My family bought 305 when I was in 6th grade, and my wife Rebecca and I purchased it from my father in 2014. The Lake is a place my family has come to love all season and miss all winter. We have raised 5 children here in the summers, two of whom currently serve proudly in the United States military around the world, one is an assistant plant manager, one is Pre-Med in college and our youngest is Student Council president in high school. All have graduated with a 3.5 or higher. We expect greatness from our children because Rebecca and I strive to lead by example.

My intentions are to serve our wonderful little community to the best of my abilities, to uphold the bylaws towards the continuous improvement of our park, and be a proponent of open communications with all residents.

 3/2/22

Signature/date

2022-2023

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To My Fellow Leisure Lake Enthusiasts,

My name is Chris Steffes and my family and I have been lot owners since 2016. I was appointed to the Board last August and am seeking election this year.

I feel Leisure Lake has a lot to offer and I'd like to continue as a Board member to help make Leisure Lake even better. I have been a software engineer for over 30 years and I enjoy the technology field. I've held positions as a designer, project lead/manager, and researcher. I've worked with small and large teams to accomplish goals. I'd like to bring my experience to the Board to assist where possible.

We face a number of challenges, but we have capable people both on and off the Board to draw upon for whatever is necessary to reach our objectives.

Thanks.

Chris

## Letter of Intent

I, the undersigned, hereby request and state my intent to announce my official candidacy for the Leisure Lake Condominium Associations Board of Directors for the upcoming year (2022-2023).

**NAME:** Bonny Webber  
**ADDRESS:** 7101 Platt Road  
**CITY:** Ypsilanti  
**STATE:** MI  
**ZIP:** 48197  
**TELEPHONE NUMBER:** 734-260-3299  
**E-MAIL ADDRESS:** [bonnyanne@comcast.net](mailto:bonnyanne@comcast.net)

### The following is a short biography to be published in the Condo Connection:

My name is Bonny Webber and I would be honored to represent the Leisure Lake Condominium community as a Member of the Board of Directors. In August of 2021 my husband, Ron, and I purchased a home at Leisure Lake Lot #389. In 2022, we plan to spend as much time as possible at our home at Leisure Lake between May 1 and October 31.

I retired from the University of Michigan after 27 years as a logistics and contract's Manager. My Master's Degree is in Business Communication and my Bachelor's Degree is in Business. I served as Treasurer for Pittsfield Township Senior's Inc, a non-profit organization. Currently, I am a Commissioner representing District 4 and an Officer for the Washtenaw County Commission on Aging.

If you elect me to the Board of Directors, I will hard to:

- Keep our community safe and enjoyable for all property owners
- Improve and maintain the health of our lake
- Help the Board find and communicate to you the answers to existing and future issues



1/11/2022



## Juston Youngs Letter of Intent

I, Juston Young, have had the pleasure of serving the community on the Board of Directors after becoming a co-owner in 2021. Within my time on the board, I was able to continue helping with the EGLE issue and serving the people as becoming the Treasurer. I have been able to help many people with the transition to an online system as well assisting in the setting up of procedures in the office that help the community. My legal background helps me use a critical thinking style of approach to see things that are going to help everyone have the continued enjoyment of the park. I hope that people will be able to recognize the benefits to the park that I have brought and will continue to bring in the upcoming years.

**OFFICIAL ABSENTEE BALLOT REQUEST**

Please send one (1) Absentee Ballot to:\_\_\_\_\_. The Absentee Ballot request must be returned to Leisure Lake Condominium Association; Vernon Township/Charlotte Clarke, PO Box 354, Durand, MI 48429 with a SELF-ADDRESSED, STAMPED LEGAL ENVELOPE.

\_\_\_\_\_  
Date\_\_\_\_\_  
Signature of Co-Owner for  
Unit #: \_\_\_\_\_\_\_\_\_\_  
Cut Here**OFFICIAL PROXY REQUEST****PROXY:**

Please send one (1) OFFICAL PROXY FORM to:\_\_\_\_\_. The Proxy Request must be returned to Leisure Lake Condominium Association; Vernon Township/Charlotte Clarke, PO Box 354, Durand, MI 48429 with a SELF-ADDRESSED, STAMPED LEGAL ENVELOPE.

\_\_\_\_\_  
Date\_\_\_\_\_  
Signature of Co-Owner for  
Unit #: \_\_\_\_\_

LEISURE LAKE CONDOMINIUM ASSOCIATION BALLOT  
2022-2023 ANNUAL MEETING  
CANIDATES RUNNING FOR THE BOARD OF DIRECTORS

☐ James (Jim) Bashore -- Lot 340

☐ Brian Brantley – Lot 139

☐ James (Jim) Fahey --Lot 130

☐ Rick Hall -- Lot 312 & 313

SAMPLE

☐ John Manse – Lot 274

☐ Ryan Nasray – Lot 304 & 420

☐ Chris Steffes – Lot 75 & 76

☐ Bonny Webber – Lot 389

☐ Juston Young -- Lot 288

Write in Candidates: Print name clearly

1. \_\_\_\_\_

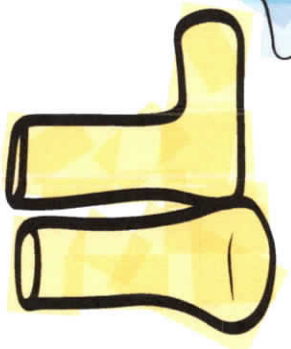
2. \_\_\_\_\_

3. \_\_\_\_\_

Directions: Place an X in the Box next to the candidate of your choice.

VOTE FOR NO MORE THAN (4) CANDIDATES

Absentee ballot



# April

2022

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
27	28	29	30	31	1 April Fools' Day	2
3	4	5	6	7	8	9
10	11	12	13	14	15 Good Friday Passover	16
17	18 Easter	19	20	21	22 High School Board Election 5p-10p	23 Earth Day
24	25	26	27	28	29	30



# Leisure Lake

## March 2022

### For Rent

**Lot 41-** Large lot with 1 bdrm, 1 bath, separate living room and kitchen. Shed, firepit, and gas grill. Updates to property and unit are being done. Will be completed by April 1<sup>st</sup>. Available May 1<sup>st</sup> – Oct. 31<sup>st</sup>. \$550 a month. Not LAKE FRONT. Call 810-333-2242.

**Lot 169 & Lot 157** Paved lot, no maintenance, grass mowing including water and electricity. \$2500 May to November. 989-494-9196

**Lot 249** Rent for a month or for the season. Enjoy the best of both worlds ~ Rustic lakefront charm with the comforts of home. Experience the natural beauty of Michigan. Contact Lori Collis at 727-543-1399

### MISC.

1995 Sun Coast 16ft Pontoon Boat. Good shape with Bimini top and cover. Includes tarp to cover boat. Includes batteries. \$3200.00 cash or trade for 8ft pontoon with Bimini top. Call 810-333-2242

**-Boat For Sale - 2015** Sun Dolphin Paddle Boat motorized. Four passenger- 28-pound thrust electric motor built in. Cover and battery included. \$650.00 or best. Please Contact me at: 989-228-3151

**Notary Service: Lot 371** Robin Panigi - 810-938-0016

**Wanted:** Pontoon boat  
Call Jim at: 231-392-5561

**Lot 40** 2008 Club Car Gulf Cart Batteries new last year. \$3400.00  
OBO Call Steve 810-625-3244

Are you looking for someone to get your place clean for Spring, I have references, I can organize or just help you out, call Sue 231-564-2293?

**After a purchase is final, new Owner(s) MUST come into Association office to update and change the office file information asap.**

**Got something to sell, a service or**

# Leisure Lake

## March 2022

**looking for something particular? Call and place an ad in the classifieds. FREE to all co- owners. 989-288-2616 or email:**

**[leisurelakedurandmi@yahoo.com](mailto:leisurelakedurandmi@yahoo.com)**

**Want to sell or rent your lot?**

**Lot 71** I do most handyman needs as I have for years, many references out here. Even Power washing call Larry 810-599-4357

**Home Repair Work -** Available weekdays, and weekends, references upon request. Plumbing, electric, and deck

repairs. Call: Kelly Nelson – 810-322-3386

**Do you need to buy or sell?** Co-Owner and Realtor, ready to help with all your real estate needs. Please call/text Amber Libby, KW Metro: 090-277-6568

**Alward Boys Lawn Care** taking appts for spring cleanups and weekly mowing. Call or text for quotes. Darrin 989-251-2779 or Derrick 517-605-8812.

**Donate** recyclables for school supplies. Until Aug. 31<sup>st</sup>. Blue barrel at lot 101 & 124

For your **real estate needs** call or text Jackie 810-814-3515 @ Signature Real Estate.

**Bike and other small repairs,** bike tires and tubes for sale. Glen Peelman 810-513-4554- Lot 214

**Superior Carpet Cleaning.** We take the time and do the job right. June and July \$100.00 SPECIAL Call and leave message. Ben 989-271-9288

**Golf cart repair** 20 yrs. experience, gas or electric, winter storage and custom work as well. Pick-up and deliver Call rob 989-494-6985

**Interested in Baseball, Football and Basketball cards? Sports Books? New Books? Call Art at 810-280-5434**



# Leisure Lake

## March 2022

### STAMMS TREE SERVICE

Greg Stamms Cell: 810-577-7720 Office: 810-621-4112. Over 30 yrs. Experience

### Jays Stitching

Upholstery repair, Carpet, Canvas repair for Pontoon, golf carts, car seats. Free Estimate call Jason at 989-494-9632

**Riverside Market** will deliver if you place an order of at least \$50.00, they do charge a \$10.00 delivery fee. Phone Number: 989-288-3382

Call JINX at 810-569-9874 to schedule an appointment to winterize your unit.

**Lisa Dwyer lot #404**  
phone number 810-459-7391  
[primerica.com\dwyer, lisadwyer@primerica.com](mailto:lisadwyer@primerica.com) Life insurance, wills, trust, PPLP, investments, mutual funds, roll over 401 K, financial needs analysis, debt, vibrant smart home, alarm, mortgages, refinance and purchase.

### IN THE KNOW

#### **Leisure Lake Security Staff:**

Jerry Vic  
Rob Ptacet  
Terry Davis  
Richard (Dick) Rinker  
Chuck Olund  
Eric Rieman

Michelle Miller  
**Leisure Lake Store Hours:**

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### **Looking for Volunteers**

- If anyone would like to volunteer to help with a activities for the is up coming season



### REMINDERS

**Dumpster** - Please remember **NO LARGE (example: furniture)** items are NOT ALLOWED in the dumpsters at all .. Please follow these guidelines, and feel free to contact the office with questions

# Leisure Lake

## March 2022

regarding this particular subject.

**Watercraft three day quarantine rule:** any pontoon, kayak, or fishing boat needs to be electric, and be in quarantine for three days (72 hours) prior to launch. This watercraft is also required to be registered (documented) at the guard shack.

**1. RV fees:** these are due by December 1, 2021. The cost is \$38.00.

**2. All motorized vehicles** MUST be properly licensed and insured, any person driving such vehicle MUST have a valid driver's license

exhibiting proof to operate said vehicle.

**3. Pedestrians** ALWAYS have the right of way

**4. ALL VEHICLES** including NON-MOTORIZED bicycles MUST obey ANY and ALL traffic or posted signs.

**5. All vehicles** MUST operate only in authorized areas.

**6. No parking** along any roadway except in designated areas, and condo units.

**7. Golf carts** operated after dusk MUST use headlights.

**8. Golf carts** MUST have co-owners lot number in a viewable

location (security requires numbers be located on the front and back) on the cart.

**9. SPEED** has been an ongoing issue, we would please ask

everyone to be mindful, no matter what type of wheels you are operating 15 miles per hour upon entering the park, and 5 miles per hour on the dirt roads.

### **BOARD MEMBER CORNER**

**PLEASE REMEMBER** to mow your lawns, clean up your lots.