

Hi-Land Lake Property Owners' Association

Monthly Association Meeting

November 6, 2023

In attendance:

Ron Connelly

Ken Ruszkowski

Gale Frentz

Kathy Weaver

Tony Wachocki

Gary Wojnaroski

Mark Haddlesey

Not in Attendance:

Dustin Anderson

Samantha Napier

Guests:

Valerie Niemec

Jack O'Leary

The meeting was called to order at 7:08 pm

Approval of the minutes

A motion was made by Ken Ruszkowski, seconded by Tony Wachocki to approve the minutes from the October 2, 2023, meeting. The motion was approved.

Approval of the agenda

A motion was made by Ron Connelly, seconded by Tony Wachocki to approve the agenda.

The motion was approved.

Reports

Treasurer's report: Kathy Weaver reviewed the financial reports including expenses and revenue. A discussion followed to develop the 2024 budget. Following the discussion, a motion was made by Ken Ruszkowski, seconded by Tony Wachocki to accept the 2024 budget. The motion was approved.

Kathy Weaver will provide a 2024 budget to the Board.

Roads: Ron Connelly provided an update on the roads. More stone material will be added to Riverbank this week and repairs to the potholes on Sunset will be addressed. Kathy Weaver would like to have an account for the Rock Connection. Ron Connelly will investigate it.

Building: Ken Ruszkowski discussed the recent repairs to the furnace in the building. Today there is still a problem with it working as it should. Kathy Weaver volunteered to follow up and contact the furnace repair company to have them come back out and resolve the problem.

Lake Board: Mark Haddlesey informed the group that the Lake Board had met on October 18, 2023. He discussed that the Lake Board has treated the hybrid pond weed in our lake last week. Valerie Niemec told us that the harvesting process is making a big difference in weed control. The amount of dollars spent for weed control chemicals has been significantly reduced.

Overall, the Lake Board is happy with the results. There are two years left of the Lake Board term.

Community Activities & Communications

Facebook/Website: Tony Wachocki did not have an update. Bonnie has been working on the website and has asked for any interesting content that the Board members could provide. Mark Haddlesey volunteered to scan the photos of the dam that were brought to the meeting today and pass them on to Bonnie.

The Little Island: Ron Connelly asked for volunteers to add additional block to the island before the weather was too cold. A message will be sent letting everyone know the details.

The Chanticleer: Valerie Niemec suggested that a smaller version of the Chanticleer be included in the dues statement. It could help members understand what is provided via their dues and the activities that are available to them.

Activities/Events: The recent Halloween events were reviewed by Kathy Weaver. The kids party went well and included a small bounce house and several games. The adult party had 50-60 people attending. A good time was had by both groups.

Old Business

Fire/Wet Hydrant Installation: The dry hydrant equipment has been ordered. Ron Connolly indicated the installation will take place after the dredging is completed.

Short Term rentals: Valerie Niemec explained that Samantha Napier attended the meeting along with representatives from lakes in the township. The meeting was productive. Good feedback was collected from the attendees. Valerie Niemec estimates that an ordinance will be in place in the spring. It will include requirements the homeowner must meet to qualify as an approved short term rental provider. It will be a police ordinance, so it can be enforced.

Call to the Public: No feedback was provided.

Discussion Among Trustees: No discussion occurred.

Next Meeting: It was determined that no meeting will be held in December 2023.

The next meeting will be January 8, 2024. The meeting will be held via Zoom. Ken Ruszkowski will send the Board the code to join. If other members want to attend the meeting a Board member can share the code with them.

Adjournment: A motion was made by Ron Connolly, seconded by Tony Wachocki to adjourn the meeting. The motion was approved. The meeting concluded at 8:40 pm.