

## **Betsie Creek Crossing II Annual meeting notes:**

**November 17, 6pm at the Hofbrau in Interlochen**

Betsie Creek Crossing II  
Annual Meeting  
November 17, 2016

In Attendance: 22 Owners 1 Guest  
No quorum met at this meeting (ie. 51 people needed)

### **Old Business:**

1. Gloria Wilson, Accountant presentation

Multiple handouts given and explanations for each one

Questions were presented.

Unpaid Dues represented is a cumulative total. Including fees etc. for those owners who are unpaid.

Owners asked about options to get payment. Explained that a lawyer has been used in the past as well as letters to those. Payment has been obtained with sales of the properties, etc.

Owners requested putting liens on those owners homes who owe and haven't paid. Currently there are approximately 29 of those owners. What would the cost be for this?

2. Face Book and Website Updates:

Overwhelming approval for the Facebook page. Explained that the Website had been stolen by BCCI and is no longer representative of BCCII at all.

### **New Business:**

1. Discussed Safety Issues. Including recent removal of the homeless that had been living in the woods in the back of the sub.

2. Discussed that we did provide new owner welcome gifts, shared what those were. Received significant approval however, due to laws re: spending monies without full quorum approval this will be tabled for now.

3. Discussed the speeding in the neighborhood. The number for dispatch is: 922-4550. If you can obtain the license plate, vehicle description and time frame of the incident please try to provide those so that the dispatched officer can do the appropriate job obtaining the speeder.

4. Discussed possibly putting in new lighting in the back end of the sub that is so very dark. For the children who walk as well as those who are out for exercise in the am and late pm. Again as it incurs cost this is tabled for now.

5. Ideas for spring cleanup were addressed. Posting on the Facebook page a date and possibly obtaining a large dumpster from one of the local garbage facilities. Again this incurs cost. However, did get significant approval from the attending members.

6. Per Request of the attending members letters will be sent to those who have large messes and are in violation of the bi-laws and need to get things cleaned up. There are multiple members who indicated they would be willing to help if it was needed.

7. Discussed dissolving the current Condo Association. This was discussed at length. Per multiple loan agencies that the current Treasurer has contacted, there would be no change to owners current loans if the Association was dissolved. However, Ms. Fuller previously had discussed this with someone (unknown who) who indicated that there could be need to refinance. This is currently not clear. Many of the members indicated their desire to remain in the association.

8. Discussed the current status of the voluntary board. The previous Vice President has passed away. His position will need to be replaced. Currently none of the Board members are actually elected. They are all volunteer. However, an election can be held and per request of the membership at large in attendance that was requested. Owners Darrel, Carl and Roberta were willing to assist with this process as needed. As costs incurred for paperwork are not out of the per-view of the board per the bi-laws and the laws of the State of Michigan this will be reviewed and most likely started in the new year.

9. Members asked for a neighborhood directory. This will be started on the Facebook page and will go forward from there.

10. Members asked that further meetings be switched to a weekend. The bi-laws do not indicate a specific date of meeting just a general time. We will try that for the next meeting to see if we can get more owner attendance.

#### Action Items:

1. Ballots, Nomination forms, Bio forms
2. Neighborhood directory
3. Costs incurred for putting a lien on homes of those owners unpaid in dues.
4. Letters drafted and sent to owners with messes, etc that violate the bi-laws.