



BETSIE CREEK CROSSINGS CONDOMINIUM ASSOCIATION

**MEETING ANNOUNCEMENT:**

**The 2017 Annual Meeting of the Betsie Creek Crossings Condominium Association (Phase 1) will be held on Thursday, September 14, at the Interlochen Library Golden Fellowship Hall at 7:00p.m.**

**NEW THIS YEAR**

As stated in our by-laws, owners can submit a written vote (see Article 1, Section 3). In the effort to achieve the necessary quorum this year we are providing owners with the Absentee Ballot included with this announcement. Please submit your ballot to approve our volunteer board. Also, you may nominate a write-in candidate for the open position for Vice-President. When you cast your vote via absentee ballot you forgo the ability to consider and vote on any new business purposed at the meeting. If you desire to retain this ability, please attend the meeting in person. You may submit an absentee ballot and later choose to attend the meeting in person, in which case any "in person" vote will prevail. Dedicating an hour of your time to attend a condo association meeting is a small sacrifice compared to all the benefits of participating in one. So get involved and start making decisions!

**Why Attend**

We all have very busy schedules, and finding time to attend our condo meetings is usually not top priority. While this may not seem like the most exciting way to spend an evening, attending these meetings can be extremely beneficial. They help decide social and financial futures of condo associations, address issues dealing with common areas, and promote an overall sense of community within the condo. And, very simply, if you do not attend, you will not have much say in what happens.

**Voice Concerns**

The old adage "half of winning is showing up" applies well, as the meetings are your best option for voicing your opinion as to what needs to be improved. Enhance your living experience by contributing your ideas, knowledge or skills. Whether the suggestions affect individual or communal areas, spreading awareness will most certainly evoke more interest than not saying anything at all.

**Stay Informed**

If nothing else, condo association meetings are a great way to stay informed of the happenings around the subdivision. If you want to get involved more with the board itself or simply want to know the upcoming schedule of events, attending the meetings is the surest way to do so.

**Run for Office**

If you're passionate about your condo subdivision, consider a more permanent and influential role in the condo association. Running for a position on the board of directors may be an option that can further your involvement.

Betsy Ray – President, 231-276-0147  
OPEN POSITION – Vice President  
Chris Hasse – Treasurer, 231-276-0242  
Michelle Shrum, Secretary, 231-313-8313



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## **Betsie Creek Crossings – Reminders & Tidbits**

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### **25 mph:**

Not only do we live in a wonderful residential neighborhood with quiet streets graced with attractive homes, but also we are a condo association. We are a mix of young families and retirees; we are family oriented and pet friendly. Our streets meander through a lovely wooded setting and the **SPEED LIMIT is 25 MPH on each and every street!** Please be aware of the horrific consequences of running over a child with our carless disregard of the speed limit! No matter how idyllic our neighborhood is we all have the responsibility of looking out for each other, and that includes children playing in the street. You have control over your gas pedal, so stop driving over the speed limit!

### **OPEN POSITION:**

We have an open position on our board – Vice-President – please write in yourself if you are interested in being more involved with our association. We have a meeting in January to set up our annual fee mailings, then another in the summer to set up our annual meeting announcement and finally in the fall our actual annual meeting. Easy to make a commitment and we welcome your expertise, skill, and/or professional advice.

### **SPECIAL THANK YOU:**

Jim Ghastin has been our lawn mowing chief at the entrance and BCC Commons, we just can't say thank you enough! Well done and your work is admired by all! Speaking of the common area, we have added a sign that says, **Use at your own risk!**, (As per our liability insurance agent.) which refers to sitting on the bench or swinging on the swing set. The BCC Commons is not a public park and only for use by residents.

### **STREET LIGHT FOR RILEY RD:**

Cherryland Electric Cooperative will soon have a street light installed at the intersection of Riley Road and Woodwind to light the entrance there. We are adding the expense of a 2<sup>nd</sup> street light to our account due to safety concerns presented at our annual meeting last fall.

### **WEB SITE:**

Our association has a web site, [BETSIECREEKCROSSINGS.COM](http://BETSIECREEKCROSSINGS.COM), where you can find information about our neighborhood. You can download the by-laws for both Phase 1 and Phase 2 associations. Also, there is a map of our subdivision showing our common areas – Phase 1 has a little over one acre, but Phase 2 has a whopping 54.65 acres! If you take a look at the map you can see that the Phase 2 common land is comprised of the Betsie Creek Watershed and not buildable. In addition we have added a link to the Green Lake Township web site where Mortgage Companies, Banks, Real Estate Agents, and/or Insurance Companies and quickly find PUBLIC information on our properties.

### **FINALCIALS:**

Our treasurer, Chris Haase, reports that our finances are looking good. Almost all of our association owners have paid their annual dues. A reminder notice has been mailed out to those who are late. Chris will present a full report at the Annual Meeting, Thursday, September 14, at 7:00pm at the Interlochen Library.



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**Absentee Ballot 2017 Annual Association Meeting**

**MEETING ANNOUNCEMENT:**

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**INSTRUCTIONS:**

Complete this form to cast your vote for the **meeting on Thursday, September 14.** Return your ballot in the enclosed postage-paid envelope for **receipt by 5:00p.m. by Monday, September 10.** When you cast your vote via absentee ballot you forgo the ability to consider and vote on any new business purposed at the meeting. If you desire to retain this ability, please attend the meeting in person. You may submit an absentee ballot and later choose to attend the meeting in person, in which case any “in person” vote will prevail.

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RETURN THIS PORTION IN THE ENVELOPE PROVIDED

**Absentee Ballot for 2017 Annual Association Meeting**

Betsy Ray – President

To approve current volunteers, check the box.

OPEN POSITION – Vice President

Chris Haase – Treasurer

Michelle Shrum – Secretary

Write-in Candidate for Vice President: \_\_\_\_\_

(We have an open position for Vice President. As an owner you may nominate yourself as a write-in candidate if you wish to serve.)

**OWNER SIGNATURE:**

\_\_\_\_\_ Date \_\_\_\_\_

Printed Name: \_\_\_\_\_

Property Address: \_\_\_\_\_

Mail in your completed ballot in the enclosed postage-paid envelope **before Monday, September 10, 2017,** to ensure your vote is received in time of the meeting. You may submit an absentee ballot and later choose to attend the meeting in person, in which case any “in person” vote will prevail.