



# Higgins Lake Property Owners Association

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<b>President:</b>	Brad Gibson	<b>Directors:</b>	Throck Osborn
<b>Vice President:</b>	Charlene Cornell	Ken Dennings	Fred Swinehart
<b>Secretary:</b>	Herb Weatherly	Bob Hoffman	Jim Vondale
<b>Treasurer:</b>	Chuck Brick	Bob McKellar	Dianne Wagner

Higgins Lake Property Owners Association

Board Meeting Minutes

May 12, 2017

**Board Members Present:** Brad Gibson, Herb Weatherly, Jim Vondale, Bob McKellar, Charlene Cornell, Dianne Wagner, Fred Swinehart, Throck Osborn and Ken Dennings. Chuck Brick and Bob Hoffman were absent.

**Agenda:** The environmental committee asked to have a copper sulfate discussion added to the environmental section.

**President's Comments:** Brad noted that the retreat on Thursday, May 11, was very productive and it was important to follow-through on the topics discussed.

**April Minutes:** Brad stated that the April 17, 2017 Minutes had been previously approved by the Board electronically, via an email vote.

## **Committee Reports:**

**Secretary/Office:** Herb commented that the HLPOA sign in front of the building was successfully hung and the Board thanked Dianne for all her work!

**Treasurer's Report:** The April financials were distributed and any questions would be held for Chuck at the next meeting.

Throck expressed interest to be an assistant to the Treasurer, with his background in business administration, economics and accounting. The Board thanked Throck for his offer and this will be further discussed with Chuck.

Herb suggested that Kathleen begin to keep track of all donations/subscriptions received at the office, so that we can refer to this in the following years, with regards to our decisions.

**Membership/Communication:** The updated 2016 vs. 2017 membership spread sheets were reviewed.

*Dedicated to preserving the quality and beauty of Higgins Lake*

Charlene informed the Board that we are waiting for the postcards to arrive that are for the membership "reminder" mailing. This mailing will be sent this week.

Charlene also discussed the preparation for the 2017 directory, along with needs for the annual packet, which are the agenda and candidate biographies.

As we have 49 members that were not 2016 members, Charlene discussed the possibility of Brad welcoming them at the annual meeting.

Jim asked if Kathleen would forward the 2017 proxy forms to all Board members.

**Riparian Committee:** The board reviewed a new Marina Policy proposal approved by the Riparian Committee. The board approved the policy with minor revisions which will be included in the annual meeting packet. The members will be asked to ratify the policy at the annual meeting.

Jim then discussed road end issues, specifically to frontage roads that do not go to the water's edge (such as Sam-o-Set). . It was questioned whether or not these roads are legally "road ends". Jim and Brad will discuss this with Bill Carey.

**Environmental Committee:** Fred has interest to implement a baseline assessment to document any changes for shoreline and near shoreline environmental factors. This would set a basis for future improvements or declines down the road.

The environmental committee proposed a resolution at the annual meeting opposing use copper sulfate for any purpose at Higgins Lake. Ken added that if ratified, we should be able to get the support of both Lyon and Gerrish Townships. Ken moved to present this resolution at the annual meeting, which was seconded by Herb. All ayes, no opposition, motion passed.

**HLPAC:** Brad stated that there is no new action; however, they are in need of non- Board members to be on the committee. Jim suggested looking at the list of contributors for possible new members for this committee.

**HLSIO/MISIP:** Dianne said that the fund-raiser solicitation was just mailed.

Dianne and Jim gave a report on the progress of HLPOA/HLSIO and MISIP efforts to fight SI. A comprehensive update on the progress of the SI effort will be provided to members at the annual meeting.

Jim noted that the HLSIO has contracted with the Swimmer's Itch Solutions LLC (SIS) and Dr. Curt Blankespoor for the 2017 program at a total cost of \$96,000.00. HLSIO will be receiving \$89,000.00 from the \$250,000 state appropriation which will cover all but \$7,000. There is still \$89,000 outstanding from 2016. HLSIO Fundraising efforts will be directed to pay off the 2016 program charges.

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**Ongoing Business:** A discussion was held regarding the Springstead and the Bolton lawsuits. It was noted that the Springstead lawsuit has been settled.

**New Business:** Brad discussed the need for Board members to sign the HLPOA written Conflict of Interest Policy at the June 12, Board meeting.

**Adjournment:** Fred moved to adjourn the meeting, which was seconded by Herb. All ayes, no opposition, motion passed. **The next meeting**

**HIGGINS LAKE PROPERTY OWNERS ASSOCIATION**  
**STATEMENT OF FINANCIAL POSITION**  
**MAY 31, 2017**

**ASSETS**

**Current Assets**

Cash and Cash Equivalents	\$ 37,420
<b>Total Current Assets</b>	<u>37,420</u>

**Other Assets**

Prepaid Rent	-
Restricted Cash	4,055
<b>Total Other Assets</b>	<u>4,055</u>

<b>Total Assets</b>	<u><u>\$ 41,475</u></u>
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**LIABILITIES**

**Current Liabilities**

Accounts Payable	\$ -
Accrued Payroll and Withholdings Payable	678
Accrued Expenses	326
Prepaid Membership Dues	-
<b>Total Current Liabilities</b>	<u>1,004</u>

<b>Total Liabilities</b>	1,004
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**NET ASSETS**

Unrestricted :	
Unrestricted	31,025
Temporarily Restricted	9,446
Permanently Restricted	-
<b>Total Net Assets</b>	<u>40,471</u>

<b>Total Liabilities and Net Assets</b>	<u><u>\$ 41,475</u></u>
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**Higgins Lake Property Owners Association**  
**5 Months Ending May 31, 2017**

			Temporarily			Annual Budget	Variance Fav/(Unfav)
			Unrestricted	Restricted	Total		
<b>REVENUES:</b>	<u>Members</u>	<u>Dues</u>				515 Members	
Membersh	399	\$ 90	\$ 35,910	\$ -	\$ 35,910	\$ 46,350	\$ (10,440)
Legal Fund			\$ -	\$ 1,556	\$ 1,556	\$ 8,000	\$ (6,444)
AmVets Fund				\$ 750	\$ 750	\$ -	\$ 750
Other (Gen'l/Lobbyist Fund)			\$ 1,467	\$ -	\$ 1,467	\$ 4,000	\$ (2,533)
Directory Advertising			\$ 6,400	\$ -	\$ 6,400	\$ -	\$ 6,400
Environmental Fund			\$ -	\$ 1,590	\$ 1,590	\$ 4,000	\$ (2,410)
Investment Income			\$ 36	\$ -	\$ 36	\$ -	\$ 36
<b>TOTAL REVENUE</b>			<b>\$ 43,813</b>	<b>\$ 3,896</b>	<b>\$ 47,709</b>	<b>\$ 62,350</b>	<b>\$ (14,641)</b>
<b>OPERATING EXPENSES:</b>							
Lobbyist			\$ 5,000	\$ -	\$ 5,000	\$ 12,000	\$ (7,000)
Satisfaction of Legal Costs			\$ -	\$ 6,274	\$ 6,274	\$ 12,000	\$ (5,726)
Payroll			\$ 5,083	\$ -	\$ 5,083	\$ 11,560	\$ (6,477)
Office			\$ 3,169	\$ -	\$ 3,169	\$ 8,885	\$ (5,716)
Other Administrative			\$ 5,266	\$ -	\$ 5,266	\$ 8,925	\$ (3,659)
Satisfaction of Environmental Cos			\$ -	\$ -	\$ -	\$ 4,000	\$ (4,000)
Organizational Support			\$ 530	\$ -	\$ 530	\$ 2,975	\$ (2,445)
Miscellaneous Expense			\$ 466	\$ -	\$ 466	\$ 1,514	\$ (1,048)
<b>TOTAL EXPENSE</b>			<b>\$ 19,514</b>	<b>\$ 6,274</b>	<b>\$ 25,788</b>	<b>\$ 61,859</b>	<b>\$ (36,071)</b>
<b>CHANGE IN NET ASSETS</b>			<b>\$ 24,299</b>	<b>\$ (2,378)</b>	<b>\$ 21,921</b>	<b>\$ 491</b>	<b>\$ 21,430</b>

**Higgins Lake Property Owners Assoc.**  
**Statement of Cash Flows**  
 January through May 2017

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	Jan - May 17
<b>OPERATING ACTIVITIES</b>	
Net Income	21,921.07
Adjustments to reconcile Net Income to net cash provided by operations:	
Cash:Checking Account	2,470.38
Cash:Chemical Checking	-9,964.25
Cash:Petty Cash	22.84
Cash:Savings Account	-20,371.32
Certificates of Deposit	20,356.75
Legal Account:Amvets Contributions	-150.00
Legal Account:Restricted Cash	7.93
Payroll Taxes Payable:Federal Payroll Taxes	-46.45
Payroll Taxes Payable:State Taxes Withheld	-144.69
Payroll Taxes Payable:SUTA Payable	16.06
Payroll Taxes Payable:Workers Comp Payable	97.68
Prepaid Membership Dues	-12,420.00
	1,796.00
<b>FINANCING ACTIVITIES</b>	
Net Assets:Temporarily Restricted Net Asse	-206.00
	-206.00
Net cash increase for period	1,590.00
Cash at beginning of period	1,353.30
Cash at end of period	2,943.30