



Lexington Heights Inc.
Members General Meeting
September 8, 2018

I. Call to Order

The meeting was called to order at 10:05 AM. By Association President. (Glady)

II. All Trustees Present

Mark Hayden

Renee Jobbitt

Mike Lackomar

Steve Minnick

Lynn Secord

Glady Stablein

Mary Wade

Liz Alimpich

Dianna Larsson

III. Invocation

Lynn Secord gave the invocation as composed by Steve Minnick.

IV. Pledge of Allegiance

Gladys Stablein led the membership in The Pledge of Allegiance.

V. Reading of Minutes from the July 7, 2018 Annual Meeting.

Steve Minnick read the Minutes from the July 7, 2018 Annual Meeting.

Sheila Minnick motioned to accept the minutes as read – Karen C. seconded – motion passed **(201831)**

VI. New Members

Monica Rowling 7328 Nymph.

VII. Reading of Treasurer's Report/Financials

Treasurer Wade gave a written and oral financial report.

We have a balance of \$87,592.45. Accounts Receivable \$13,634.03

Monica Rowling asked if the books were audited – Mary responded that an outside auditor has an audit of the books in process – we are awaiting the results.

Mary noted that the blighted house at Maple & Emerson was sold – the lien of \$1800.00 will be settled soon.

The Treasurer's Report was accepted and filed.

VIII. Bluff Committee Report

The Bluff Plan consists of 3 parts

- **Restoration** – of Bluff from Ivy to Grove to save the road & boat ramp access.
- **Preservation** – of plants and root systems to hold the bluff together.
- **Maintenance** – selective planting of native plant species with good root systems, judicious trimming of trees and brush, for better view along the parkway without damaging the trees and root systems.

Discussion of Ann Vaara's qualifications as consultant – she is a degreed arborist.

Plan to meet with G2 engineering firm to develop scope of work to restore the bluff from Ivy to Grove - 9/13/18 in Troy, Mi.

Allan Pollack questioned why the bluff at Satinwood has different flora than other areas and is not trimmed.

Mo Morrissett (7022 Lakeview) commented about the rapidly growing cottonwoods at Rosewood & Lakeview. Others joined in suggesting they are a nuisance and should be cut down.

Jack Dillon (7186 Lakeview) recommended that we dump more concrete down the bluff at Ivy. Gladly told him that was in the hands of the Bluff Committee.

Gladly reported that we contracted Billy's Tree Service to trim one section Laurel, Juniper, Ivy, on September 17. This was determined to be the section in most need of trimming.

IX. Neighborhood Issues

Steve read the "Rules for Renters" to the membership.

These will be included in the Lex-Hi newsletters.

Owners of rental properties are urged to notify all renters of these community expectations.

Copies are available to membership upon request.

Julie Hayden suggested that we consider re-establishing "Block Captains" for each street. They could hand out by-laws and welcome packages to new residents.

Jack (7186 Lakeview) encouraged members not to hesitate calling police (if needed) due to long response times. The police have improved the way they respond to calls.

There was discussion about the effectiveness of current signage regarding dogs on beach. Steve and Mark will review what we have, and make a recommendation.

Jim Perna (7353 Ivy) suggested that we can appoint our own community Marshall.

X. President's report

Gladly shared that the clubhouse internet is up and running – for members only.

The microphone system for the clubhouse is installed but there is some electrical interference that needs to be addressed before we can use it – Mike is working on a solution.

Ted Parker repaired the erosion damage on Worth beach and moved sand up against the jetties for support and to make travel between beaches easier.

There was discussion for the need to re-install drain pipes under the sand for better storm drainage.

Gladly will request that the county road commission grade Lakeview towards the west to direct storm water to the established drains on that side of the road and away from the bluff.

Juniper Blow-out update – it was found by the sewer construction process that 5 residential sump pumps were dumping water into a narrow area, possibly causing the blow-out. The homeowner's drains were replaced and directed to Mill Creek.

Staircases have been added at Juniper and Maple. An additional staircase will be added at Rosewood. All streets will have direct beach access.

A handrail will be added to the incline on Worth to make beach access easier.

We need to change the terms for board members to help improve continuity issues caused by too many board officers and trustees coming up for election at the same time. We expect to have a solution in time for 2019 election.

Gladly is in the process of negotiating a new contract for trash pick-up for the next five years.

Thanks to Renee and all who helped with the Kiddies Parade.

The Corn Roast was a big success, despite the bad weather – thanks to all the volunteers.

Thanks to Mary for the Euchre Nights – the last one is scheduled for September 22.

Finally – thanks to Ben & Gail for the Mystery Night – due to its success, we will plan another one for next year (August 30, 2019).

Don't forget the Chili Fest September 29, 2018 from 5:00-7:00.

A new celebration S.O.S. "Survived our Sewers" will be held October 6, 2018, at 6:00 PM.

Gladly stressed the importance of community volunteerism – residents working together to make this a better community.

XI. Members Discussion

Meeting Rules was read by Liz Alimpich.

Jim Perna (7353 Ivy) recommended that the meeting rules be read at the beginning

Allan Pollack commented on the erosion of the stones on Satinwood ramp – it's been 6 years since the last time stones were applied.

Monica Rowling asked about the loaded guns that were removed from the beach by the police. Some suspects have been arrested.

Moe Morrisett congratulated the board on the dues increase vote and said the board should not give themselves raises.

Maggie Mackenzie stated that the vote for dues increase was invalid and that we needed to have the process and results reviewed by legal counsel. This was seconded by John Steritz.

There was a vote on the issue. The motion passed to have legal review of the vote **(201832)**.

Mary Wade spoke on the importance for residents to update their deeds. It is extremely difficult to get an exact number of eligible voters with outdated deed information.

Alicia Rosenberg (Rosewood) commented on the issues Great Lake Shores had with their voting majority.

Darleen Surhigh raised a concern about the board raising the stipends – it's not happening.

John Steritz recommended we have an arborist review the bluff vegetation.

Debbie Bonneau said Worth Township will send out notices when sewers can be hooked up to residences.

Barb (7315 Rosewood) asked why some beaches had stairs and others had ramps – Gladys indicated that some areas of the bluff were too narrow to cut ramps into them.

Motion to adjourn

Seconded

Motion Carried. **(201833)**