

**GREAT LAKES SHORES, INC.**  
**GENERAL MEMBERSHIP MEETING**  
**MINUTES OF AUGUST 27, 2011**

**OPENING AND WELCOME:** The meeting was called to order by President David Falzon at 11:02 a.m., at the Great Lakes Shores Clubhouse. Members present: Greg Amyot, Jane Evola, David Falzon, Manny Mallia, Fran Parker and Mike Troisi. Members absent: Joe Rotellini and Robert Schlotterer. Dave took roll call of all of the members and the Board. Total of 15 members were in attendance and introduced themselves to each other and indicated where they live.

**MINUTES:** Jane Evola reviewed the minutes of the July 9, 2011 General Membership Meeting. Engineering firm suing Worth Township was estimated at \$3million; final published amount is \$1.8million. **Mike Simeone made a motion to approve the minutes as presented; seconded by Nolan Behan.**

**ELECTION OF TRUSTEES:** Per Fran Parker, all got reelected : Dave Falzon, Mike Troisi, Fran Parker, Manny Mallia, Robert Schlotter and Greg Amyot. We have 2 openings. Eleven members came out to vote . **THANK YOU!!!!** Officers are as follows: Dave Falzon, President; Fran Parker, Vice President; Joe Rotellini, Treasurer; Jane Evola, Secretary.

**TREASURER'S REPORT:** Mike Simeone presented treasurer's report in the absence of Rotellini. Balance from last statement of 8/16/2011 is \$71,205.53; \$12,000 further approved improvements will result in final account balance of approximately \$60,000. Will purchase \$15,000 CD after all expenses paid and dues received. Legal fees include pursuing restrictions/corrections of deed, lien placements and civil cases. Be assured there are NO lawsuits. Discussion regarding checkbook was presented. It is important to maintain a significant balance to handle all of our properties, seawalls and jetties in the event of emergencies. Budget needs to be approved at our next meeting and will be posted on website. **There was a motion made by Nolan Behan; it was seconded by Mary Merceica. Unanimously accept Treasurers report.**

**BYLAWS:** Per Fran Parker, by-law verbage changes and by-law changes were approved at July 9, 2011 meeting. All changes were incorporated into current by-laws and printed and are made available at this meeting. By-laws will also be sent out next year in Newsletter and also are available on our website.

**WEBSITE AND HIGHWAY SIGNS:** Signs are completed and at each street @ M-25 attached to the STOP signs. Signs and posts are all cleaned up. We have large sign in storage and will be placed by Clubhouse. Greatlakesshores.com website is completed. Main source of info will be on website. General meeting minutes, by-laws, budget, newsletter and Board contact info will also be on website.



**WASTE MANAGEMENT (WM):** Per President Falzon, yardwaste pickup will begin Tuesday after Labor Day and continue to the first week of November. Falzon got copy of Waste Management and Township contract. Estimate cost garbage pickup and streetlights \$125 on our taxbill. Will go up significantly every year. Current contract in effect til 2015. Huron Heights negotiates themselves and includes yardwaste pickup. Estimate \$47,000 we pay to Waste Management just for yard waste. Looking to renegotiate with WM and taking away from Township. Our dues would increase approximately \$40 and taxes would reduce approximately \$80. Falzon reading contract further and pursuing strongly. Huronia Heights pays \$100 piece of property \$10 per parcel for dues. They don't have beaches or clubhouse as we do. They don't have insurance coverage responsibility as we do.

**CLUBHOUSE:** Vice President Parker currently in communication with Mr. Wilson (our attorney) and she is just waiting for his response regarding our Deed to the Clubhouse. Per President Falzon, getting adjacent property assessed and evaluate zoning maybe to sell in future possibly to neighbor or member. Had 2 Clubhouse rentals. No other rentals on the books. **REPAIRS HAVE BEEN COMPLETED.** Per Falzon, near future a concern is the wagon wheel windows. They are old and rotting and will need to be replaced. Drainage has been resolved.

**BLUFF AND BEACHFRONT:** Signs have been completed and installed, rules and regs signs on beach completed, cement walkways done at Aspen, Cedar and Huron Bay. Posts and cables on Lakeview completed. **NO NEED TO PAINT POSTS AND CABLES. THEY ARE MAINTENANCE-FREE.** Appearance is wonderful and entrances are large enough for wheelchairs and strollers. New stairs at Elm Street beach, protective caps at seawall completed. Walkway @ HuronBay retrenched and tree removed by Calka property. Calka's drain pipe diverted and Calka's are responsible. Walkway on seawall will be trimmed and maintained.

**NEW BUSINESS:** No projects planned, if you have anything that you want done, bring it up. Looking into more lighting in our subdivision. DTE wants to be paid directly from us, not our taxes.

Lucky with seawall and jettie maintenance. Remember, seawall and jetties are **UNINSURABLE.** Jetties are 70 feet long. Repairs are about \$1,000 foot. If emergency repairs are needed, we would have to have a special assessment and put on our taxes. About 25 years ago street caved in. We will have a total of \$60,000 of CDs and will accumulate to \$100,000 over next few years. One jettie needs repair and we will exhaust ALL funds. Per Mike Simeone, how much money can a non-profit organization have? Other Associations have over \$300,000 in their fund.

Want more NO PARKING signs.

Greg Amyot is Chairperson for 2012 GLS Association Fun Day. Members are interested, but we need volunteers. TENTATIVE DATE – ELECTION DAY - SATURDAY, JULY 28, 2012

Mary Merceica commended our 2010-2011 Board for doing a wonderful job this year and getting projects completed.

Have a lot of vandalism. Any possessions that are found, contact police. NEIGHBORHOOD WATCH PROGRAM-looking for Chairperson, we have a file on it.

Blight Officer out of Worth Township. Contact them. Continuing discussion.

Need to enforce dog rules. Present to individual, avoid confrontation and contact sheriffs department in order to enforce. There is a leash law.

Flower boxes at Dogwood and Cedar need improvement. Will work on it.

There being no further business, a motion to adjourn was made by Helen Oliverio and seconded by Ken Wilshire at 12:14 pm.

Respectfully submitted,

Jane M. Evola  
Secretary  
Great Lakes Shores, Inc.