

**VENICE SHORES PROPERTY OWNERS' ASSOCIATION
GENERAL MEMBERSHIP MEETING MINUTES
06-November -2023**

CALL TO ORDER

The meeting was called to order by President Mark Ososki at 7:00 pm at Bumper's Landing on North River Road in Harrison Township.

ROLL CALL

Wendy Oravec called roll of the board members. As indicated below, there were 18 members in attendance at the time of roll call. Five additional residents were in attendance. A sign-in sheet was circulated.

Term Beginning 2023		Term Beginning 2022		Term Beginning 2021	
P	Bane, Tom	P	Aldrich, Dave	A	Couture, Rick
P	Carlson, Diane	P	Deldin, Mark	A	Gleason, Shayne
A	Doss, Al	P	Drapeau, Jan	E	Kurtz, Paul
P	Hall, Scott	P	Faircloth, James	P	Oravec, Wendy
P	Kollmorgen, Kevin	P	Paton, Kevin	P	Ososki, Mark
P	McKinnon, Andrew	P	Pollum, Bryan	E	Kandt, Elizabeth
A	Rheeder, Scott	P	Reijmer, Al	P	Pollum, Doug
P	Wright, Mark	P	Willard, Mike	P	Wietecha, Jim

AGENDA APPROVAL

Mark Deldin made a motion to accept the agenda. Doug Pollum seconded the motion, and it carried, unanimously.

INTRODUCTION OF BOARD MEMBERS

Mark Ososki introduced Board President, Vice President, Treasurer and Recording Secretary.

PRESIDENT'S REPORT

President Mark Ososki gave an overview of the past year. He noted the new signs at the canal entrances and the new landscaping at the Bayhaven and Clairpointe entrances. The Deed Restrictions are being reviewed.

TREASURER'S REPORT

Jim Wietecha provided the expenses and financial update:

Month Ending	General Fund	Canal Weed Control	Canal Maint.	Snow Removal	Parties	Total
10/31/2023	\$104,788.51	\$5,424.52	\$42,094.67	\$5,125.75	\$2,046.40	\$159,479.85

A motion was made by Mark Deldin to accept the October report, seconded by James Faircloth, and it carried, unanimously.

Presentation of the 2024 Budget: The total dues amount will be \$137.00, with the individual funds allocated as follows:

The Dues/General fund amount will be \$50.00. Motion to approve by Mark Wright, seconded by Mark Deldin. The motion carried, unanimously.

The Weed Control/Maintenance fund amount will be \$75.00. Motion to approve by Doug Pollum, seconded by Bryan Pollum. The motion carried, unanimously.

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The Canal Maintenance fund amount will be \$0.00. Motion to approve by Mark Deldin, seconded by Doug Pollum. The motion carried, unanimously.

The Party/Event fund amount will be \$12.00. Motion to approve by Bryan Pollum, seconded by Jim Wietecha. The motion carried, unanimously.

The Snow Plowing fund amount will be \$0.00. The actual cost per the vendor contract is \$5,750, but because there is money left in the fund that was not spent in Winter 2022-23, and there is a need to reduce the total fund balance, a decision was made to set the 2024 budget amount for snow plowing at zero. There was some discussion about alternative ways to reduce the fund balance. A vote was taken on the motion to accept, which was made by Mark Deldin and seconded by Jim Wietecha. The vote was 13 Yes, 5 No. Motion carried.

OPEN DISCUSSION/Q&A

A motion to approve additional funds to cover the \$146.29 overage on the September party was made by Bryan Pollum. Jim Wietecha seconded the motion, and it carried, unanimously.

The finance audit was completed on October 19 by Mark Deldin and Kevin Paton.

Tentative date for the NoWinter Blues party is February 10, 2024. Kevin will confirm with Huron Pointe Yacht Club. Details to follow.

Mark Deldin received word from the County that North River Road is scheduled for re-paving from I-94 to Bridgeview in 2025. It will be a re-do similar to what was done in the subdivision in 2022.

CLOSING REMARKS

The board is required by the bylaws to meet in December.

ADJOURNMENT

A motion to adjourn was made by James Faircloth. Mark Deldin seconded the motion, and it carried, unanimously.

The meeting was adjourned at 7:26 pm.

Respectfully submitted,
Wendy Oravec
Recording Secretary