

Highgate on the Lake

Annual Meeting Notes

13 September 2014 9:30am

Pre-meeting held in the park prior to start of official annual meeting (homeowners notified of pre-meeting along with annual meeting communication):

Present at special meeting: Dave Levstek, Josh Mulder, Abubaker Elteriefi, Phil Wilson, Jake McDermott, Jeremy Jungman, Homeowners at 1554 Waters Edge Ct.

Pre-meeting called to order at 9:35am

Resident request for fence approval

The board considered a fence proposal for 1554 Waters Edge Ct. The proposed fence would go along the back property line that is shared with the subdivision to the East of Highgate on the Lake. Alternate fence material construction were offered by board members and the homeowner explained the reasons for material selection. After reviewing the proposal as well as the existing circumstances, a motion was made by J. Mulder to approve the fence request as proposed. P. Wilson seconded the motion. No objections and the fence was approved by the board to extend only on the back property line.

The pre-meeting was adjourned at 9:55am to allow for transition into the annual meeting.

Annual Meeting called to order at 10:07am. Same 6 of 7 current board members in attendance.

City Officials

Present and communicating: City Manager Tony Nowicki and Councilman Patrick Beagle

City has made efforts to increase operational savings to offset recent voter approved 4 yr. millage. The desire with continued operational efficiencies is to be able allow the millage to expire without renewal.

Menards retail building construction has started and General RV is preparing to move in to new facility on site formerly occupied by the Ford Wixom Plant. Further land usage is not yet determined. There are still some environmental soil contamination that needs to be dealt with.

Several other new small businesses have moved into Wixom in the last couple years and construction in the downtown area is planned to restart soon. Several new housing developments in Wixom are in various stages of construction (Wixom & Charms, Cliffs North, Maple & Beck). Rails to Trails project for Wixom portion of railroad tracks is still in process with recent progress made in the planning and approvals process. Bike path gap closure is also still a priority of the city.

Leaf collection schedule is posted on the Wixom website (and also posted on Highgate on the Lake media site). For details on how to participate you can find the guidelines on the Wixom website.

A question regarding plans for repaving of HOTL subdivision streets was raised by a homeowner. Mr. Nowicki explained that each year the city streets are rated/ranked on a points system based on the current condition of the roads. Recent rankings have not put HOTL high enough on the priority list to be

repaved. Mr. Nowicki said the city would communicate to the board President of any near term plans for our streets.

Independence Day fireworks are planned for next year again, but subject to donations received to fund the fireworks. Wixom residents and businesses are encouraged to donate to support the event and this can be done at the Wixom Parks & Rec department in the city offices.

Residents are welcome to contact either Mr. Nowicki or Mr. Beagle with further questions.

Park and Commons Areas

Picnic table and permanent benches were torn out and replaced this year.

Possible projects under consideration for 2015 and beyond include resurfacing the deck at the beach and re-paving the last remaining portion of the path network from Chantclair to the beach. Various construction materials will be considered based on location and expected usage. Current savings is not enough to proceed this year based on original quotes received a couple years back.

Board will determine best course of action to deal with weeds and bees in commons playground area. As the weeds are a recurring feature, residents are encouraged to help with clearing them at any time.

2014-15 budget

Treasurer reviewed 2014 expenditures to date and planned 2014-15 budget. Homeowners present at the meeting were given a copy to review during the meeting. As of Sep 13th 105 of 111 homes have paid 2014 association dues. Remainder are late and subject to late fees. There are 2 active liens on houses for delinquency in association dues from previous years.

Board Member elections

Eric Madison, John Pavelko, and Mike Boyagian were elected to 3 year terms to fill the 3 open board positions. Board member responsibilities will be agreed in the initial board meetings for 2014-15 term.

Fall Clean up

All residents are asked to participate in the fall clean up planned for Oct. 18th. If you are not able to participate on that day, board members can be contacted for suggestions on clean up or projects that can be completed prior to that day. General park and sub entrance clean-up is always part of the plans.

The annual meeting was adjourned shortly after 11:00am. Next board meeting will be held at the park immediately following the adjournment of the this annual meeting on Sept. 13th. Upon board approval, meeting minutes are available at Highgate on the Lake website.

Respectfully submitted,

Phil Wilson