

Horseshoe Lake Corporation

Board of Trustee Meeting

Tuesday, April, 4 2023, 705 PM

Place, Northfield Twp, Public Safety Building

1 Call to order

2 Roll Call; Ken Johnson, Michael Laird, Michael Grosh, Brant Kettlewell, Brian Trim, Scott Chisholm, Joe Bennet, Trevor Hatch, Carl Kayden, Brian Anthony, Makenzie Jakubowski, George Brown.

Absent. Ken Johnson, Brian Trim, Trevor Hatch.

3 Motion to Approve agenda. Michael Laird, Mike Grosh second. Motion passes. All in favor.

4. Two residents are present for the meeting; address is 115 Beach way. Road condition are the main concern of members. Scott informs residents the early warm weather and thaw has caused the majority problems with HLC roads. George reinforces the warm weather has caused the problems. Members ask for snow removal costs. Board informs members, the cost is \$600 per snow push per neighborhood.

5. Minutes. Motion to approve the minutes joe bennet. Brian Anthony seconds. Makenzie abstains. Motion passes.

6. Clerks report. 274 Ideal Place. Plead guilty to blight in court. 8065 Lake Shore. Non- conforming structure on site. 341 Grove street, structure condemned. House condemned. Home owner wants to demo home himself.

Alpine land surveying is offering their land survey services, to fight flood insurance over charging. Lake front home owners and back lot home owners, may benefit from a land survey, to lower flood insurance. Alpine Land Survey is located in Hartland MI, 11590 Highland Rd, Ste 101. 810-207-8050

HLC member at 91 Elm Street, has concerns about neighbors blight, and what steps can be taken. Northfield Twp does currently have a blight officer. Call Northfield Twp, for further information. Or visit the following web site. [Blight \(twp-northfield.org\)](http://blight(twp-northfield.org))

7. Treasures report. Joe Bennet. See the report on HLC's website. [Horseshoe Lake Corporation \(hlcneighborhood.com\)](http://Horseshoe Lake Corporation (hlcneighborhood.com)). The State of Michigan, MIHAF program has assistance available to pay delinquent member dues and road maintenance fees, for qualifying applicants. At least one HLC member has successfully qualified for and received assistance from the program. For HLC members wanting further information on the program, please visit, [Michigan Homeowner Assistance Fund \(MIHAF\)](http://Michigan Homeowner Assistance Fund (MIHAF)).

Road maintenance account balances by subdivision.

Schrum 9732.30

Leocadia 8778.30

Lincoln 6402.10

Shady 7383.12

Motion to accept treasurers report, Carl Cayden motions and Michael Laird seconds. Motion. All in favor.

#### 8. Unfinished business.

Vacant Northfield Township owned properties inside HLC. The initial Township approach of using a special assessment, over 5 years, to pay for vacant land, was denied by Northfield Township Attorney's office. Northfield Township is now requesting a lump sum payment of \$10,000.00 HLC Trustees are going to offer \$5,000.00 for all vacant land lots owned by Northfield Twp. A new member vote will have to take place, to approve a one-time cash payment. Per Treasurer, HLC does have the \$5,000.00 on hand to pay for properties. Joe Bennet motions to allow, Scott Chisholm, Brian Trim, and George Brown to negotiate a new price for the vacant land, Mike Grosh seconds. Motion passes. All in favor. Northfield Twp initially paid \$8,000 for the vacant land.

#### 9. New business.

HLC task Tracker- Makenzie. A wooded lot in Leocadia park, has a tree problem. Ken Johnson is going to assess the problem. Brian Trim says a cherry picker is needed to solve problems. New Gravel is needed in Leocadia, specifically at Oliver Street.

Landscaping contractor approval, Mike Laird. Notice for bids was posted on HLC, between March 3 and March 14. Only one completed bid was received. WB Lawn Masters submitted a bid. His bid was \$185.00 to \$195.00 per cut. Price spread is depending upon services requested, on all 10 properties. Full service of cut, weed whipped, and blown off, is full price of \$195.00 per cut. WB Lawn Masters was the contractor used last year. Last year, 21 total cuts over the course of the year, resulting in \$3,900.00 for the season. WB Lawn masters. 517-672-9714. Hartland MI. Motion to accept bid from WB Lawn Masters, Scott Chisolm motions, and Carl Kayden seconds. Motion passes. All in favor.

Annual dues will be mailed soon. To include information on foreclosures and potential MIHAF assistance with HOA dues and road maintenance fees. , [Michigan Homeowner Assistance Fund \(MIHAF\)](#) MIHAF assistance is based upon income and Covid hardship.

HLC Binder. Michael laird does not have a binder.

HLC member assistance with pot holes in HLC. A Gravel Pile is available to all members at end of grove. Next to the road grader. Please use gravel to fill pot holes on your roads.

10. Committees Report.

Carl Kayden said members are complaining about road conditions, pot holes, soft roads, and snow plowing.

Motion to end meeting, by Mike Grosh, second by everybody.

833pm, time of meeting. 1 hour 30 minutes.