



LONG LAKE ASSOCIATION BOARD
SPECIAL MEETING
MINUTES

Wednesday, June 18, 2014
500 West Long Lake Road

Call to Order by President Chefalo at 5:03 P.M.

Attendance:

Members present: Balderach, Berg, Cartwright, Chefalo, Kiehle, Kraimer,
J. Marks, Rundio, Templeton, Zirnhelt.

Members absent: D. Marks, Wheaton.

Also present: Horstman (Secretary), Vitous (Treasurer).

1. The Agenda was unanimously approved upon motion by Kiehle, seconded by Cartwright.
2. The special meeting was called by President Chefalo to deal with two matters concerning the former Girl Scout property known as the Timbers project: (1) restrictions in the deed transferring 5.2 acres of the property from the Grand Traverse Regional Land Conservancy to a buyer, and (2) a possible pledge by the Long Lake Association to facilitate the purchase of the Timbers by the Conservancy.
3. Reports:
 - Community Affairs: Vitous
 - Vitous described the various emails she had sent to the Board members which involved the Timbers project.
4. Timbers' Deed Restrictions:
 - Zirnhelt recounted his activities and his objections to certain provisions in the proposed deed which involved activities that might impair the future use and enjoyment of the property.
 - Zirnhelt moved, Kraimer seconded, a motion that would ask the Conservancy to remove certain of the deed provisions but that the Association's action was not meant to thwart the sale by the Conservancy.
 - Discussion followed during which Board members mentioned by the vast majority of the Timbers property was still going to be a recreational area, they trusted the Conservancy to do the right thing, the major donors to the potential purchase have been informed of the sale, and other matters. Upon vote, the motion failed 3 to 7.
5. Possible Donation:
 - Chefalo reported the Conservancy needed approximately \$41,000.00 in pledges to complete the purchase. Following discussion which raised concerns about the Association's

membership having contributed substantially already, the role of the Long Lake Foundation, the amount of the Association's fund balance, the Association's budget deficits, and other matters, Cartwright moved, J. Marks seconded, a motion that the Association donate \$20,000.00 to the Conservancy to aid in the Timbers' purchase. Upon vote, the motion failed 5 to 5.

-Next, Zirnhelt moved, Balderach seconded, a motion that the Association donate \$10,000.00 to the Conservancy to aid in the Timbers' purchase. Upon vote, the motion passed 7 to 3. The text of the motion is:

Whereas. a primary objective of the Long Lake Association is to preserve Long Lake as a natural resource and recreation area through the prudent use of its environs; and

Whereas, there is an opportunity to help protect and preserve 250 acres of natural area which includes 2,000 feet of water frontage on Long Lake as well as water frontage on Page and Fern Lakes, all of which lie within the Long Lake watershed; therefore

Resolved, that the Long Lake Association pledges and promises to pay the Grand Traverse Regional Land Conservancy, in Traverse City, Michigan, the total sum of \$10,000.00, the entirety of which is to be used solely for the benefit of the Timbres Recreation Area in Long Lake Township, with the first payment of \$5,000.00 to be made in 2014 and the final payment of \$5,000.00 to be made in 2015.

Resolved, that in the event the Grand Traverse Regional Land Conservancy is unable to secure the Timbers Recreation Area for public use, this pledge, in its entirety, shall immediately become null and void.

Meeting adjourned at 6:30 P.M.

Respectfully submitted by Allen Horstman, Secretary.

Next regular Board meeting July 9, 2014.