

Minutes of
Swiss Village East Board Meeting
Saturday, April 13, 2024
Home of Lonne Petroskey
Call in #1-605-468-8001 Pass code 538739#

Call to order

Call to order by president Brad Whalley at 10:00 AM

Members present: Mark B., Nicole S. (by phone), Lonne P., Brad W., Lisa P., Stphanie K., Rick M., Ralph C.,

Absent: Kellie B., Chris P,

Visitors: Al Leach

Minutes of last meeting called for approval. No additions or corrections are noted

Motion by: Stephanie

Second by: Mark B

Approved: Yes No

Swiss Village East amendment project: Mark B. presented the finished documents for the new Restrictions and Regulations for SVE and gave packets to each board member containing information about the up coming vote. Ballots have been mailed to each lot owner (4/11) with a meeting on May 18 at Schuss Mt. patrol station at 10:00 to begin tabulation of ballot votes. Mark explained again that “each section, 1-4, must attain a 2/3s yes vote” for the new R&R to take effect. Nichole will e-mail all property owners asking them to vote. Mark also stressed that if we are close to a yes vote, we can extend for 90 days if more time is needed to get ballots back to the POA board. Ballots should be received by May 18. Nicole asked for an updated directory especially for any new owners that may not be on the current directory. Nicole will also send a follow up reminder on 5/13 about voting. Mark also submitted a bill for \$1785 for printing and mailing costs.

Mark motioned for approval of meeting dates and voting agenda with a second from Stephanie. The motion was approved.

General discussion of enforcement of either the new R&R if accepted or the old followed. It was decided to wait to see which way the vote goes to make decisions on how to enforce. That discussion was set for the July meeting.

Calendar of events update: Brad presented a “calendar of events” to the board. The purpose is to help, especially new board members, what the board in general and committee chairs specifically are responsible for throughout the year. Examples would be when the budget is due, when is the president’s letter to be sent, POA picnic, etc. This would be an agenda item to be gone over during quarterly meetings to make sure items on the calendar are being addressed. As the board accepts new members the calendar would help to understand responsibilities of board in general and members individually. No motion was made to accept but the board all agreed to accept the calendar into the general agenda of board meetings.

Committee Reports:

Finance: Lonnie P: Lonnie highlighted last quarter finances (see attachments) and dues status for the year.

Debits: for the last quarter amounted to \$105.07

Current Account balances: Savings: \$14,547.98 Checking: \$17,746.08 Over all balance: \$32,294.06

Lonnie did say that the contract for mowing services is due at around \$6500. Stephanie made a motion to pay the bill with a second by Mark. The motion carried.

Grounds and Maintenance: Brad: The mowing contract is to start in April with spring clean up. Brad asked for volunteers to help with road side clearing of any limbs or downed trees that need to be removed that might interfere with mowing. The date set is Saturday, April 20. Meet at 10AM at the River Park parking lot to begin. Nicole will send out email asking for volunteers also.

Brad noted that a tree service that was in the subdivision doing tree work agreed to dump the chipping along side the hill near the River Park where people pull off to go to the river. Al Leach helped to spread the mulch.

ITC has been in the neighborhood but not sure why. They do own the wood poles in the right of way so wondering if that may be the reason as possible pole replacement.

General discussion about the effectiveness of the split rail fencing and the effect on the erosion of the hills. Very few bikers or ORV's on the hills lately so erosion has be kept to minimum at least to date.

Social: Nicole: Has already sent out flier about July picnic. Lonnie will update the new owners so Nicole has current contact information.

Nicole did mention that there was a possible lien on lot 100, belonging to Curtis on Park. Lonnie thought the lien had been discharged but perhaps not recorded. Lonnie will check on status of lot. Dues are current for the lot.

Architectural: Rick: Reports that there are 3 houses under construction within SVE currently. The container house, one on East Village and one on Clearview. The container is having some legal issues holding up construction but the GC reported to Rick that plumbing and electric should be in by the end of May.

East Village construction is continuing by slowly. NEW: Rick did stop and talk to Quintin on the way home from the meeting and Quintin hopes to have the house framed by the end of May or early June.

The house on Clearview, Dan Ryan is the GC, is coming along. The floor has been poured to the plumbing rough in has also been complete. Completion set for late summer.

Several lots have been sold and there were some initial inquiries about construction but nothing has been started to date.

General discussion about the Clearview property with Dan Ryan. Dan initially had subdivided the lot which is a little over 1 acre into two parcels. Brad and I met with Dan to discuss this is not allowed in platted subdivision. Brad has been in contact with both Kearny and Custer townships about the board has to approve and issue a permit before the county or township may issue one.

Rick is working on developing a packet for new owners wishing to build, especially detailing the step-by-step procedure for gaining the proper permits at the proper time as well as follow up to the construction time frame. He will submit to board at the July meeting.

New Business: Leister's who own the lot at the corner of West Village and Valleywood, had petitioned to have their lot rezoned into Schuss or Shanty Creek: wished to be zoned recreational vs. residential. Such rezoning is not permitted in current POA structure. If section 5 wants to take on the legal responsibility to move the lot to section 5, the costs will be on Swiss Village Estates to make the transfer.

Lonne reports that the renewal for the website has been taken care of through '25 or '26.

Brad is going to talk to "Katy", the president of Swiss Village Estates about future mail box assignments.

Brad is working with the John Golke family on placement of bench at river park. Placement of bench will be decided in new future.

Old Business: Stephanie is still working on information about trash pick up. Will report back at next meeting.

Lonne will get things ready for picnic coming in July.

Adjournment

A motion to adjourn was made. Motion carried by acclamation.

Saturday, July 13 is our next meeting date at Lonne's house 10:00 AM followed by annual picnic