



The Birch Bark

White Birch Lakes Recreational Association

4730 Lake Road, Farwell, Michigan 48622 Office:

(989) 588-2853 Fax: (989) 588-4924

Emergency Maintenance: (989) 588-7066

January 2012

www.whitebirch.org

MEETING SCHEDULE

February	10 th	Budget Meeting	7:30pm
February	11 th	Board Meeting	11:00am
March	10 th	Board Meeting	11:00am

All Meetings are held at the Clubhouse
unless otherwise noted

We lost a dear friend and neighbor on
January 1, 2012.

Joseph Romine a.k.a. "The Bread Man" he
will be greatly missed.

He contributed many hours of volunteer
service to White Birch Lakes. His question
upon entering the clubhouse was always
"What can I do for White Birch today?"



Presidents Report:

Good morning everyone,

I would like to send our condolences out to the family of Joe Romine who passed away. Joe and his wife Georgia have contributed a lot of their time to the White Birch community over the years. Friends and neighbors will remember Joe for many years.

I would also like to send our thoughts and prayers out to Helen Thompson, who is in the hospital down state. Helen also contributes a lot of her time to our community. Sheryl Smith who I understand is home recuperating from heart surgery. David Obrecht who has been quite sick and is also recuperating at home, and Jay Gunden, another person who is always helping out when ever we need him. We wish you all a speedy recovery.

The contractor has started the remodel of the campground bathrooms this past week. He will be removing all the fixtures and power washing the walls, along with the new drywall on the ceilings. After that is done the floor contractor will come in and do the floors with the same material as we have in the pool area. Then the finishing work will be performed, this work should be done within a month.

We were able to keep the assessments the same for another year. They have been the same for about 7-8 years now. We have cut cost down on everything we can, including wages. But the cost of things we can't control have gone up a lot in the last 7-8 years. We will keep trying to find ways to cut cost, but we have to take care and maintain what we have in a responsible manner.

That is about all I have, it has been pretty slow around here this past month. Come to the super bowl party if you can make it. It is always fun to be around good food and good neighbors.

Thank you
Bob Briggs

Upcoming Activities and Announcements



Superbowl Sunday 2012

Sunday February 5th

5pm @ the Clubhouse

Pot luck bring a dish to pass

\$2.00 50/50 Football Squares are available now at the Clubhouse.

Football's always more fun with Friends!

ACCEPTING CLOSED BIDS

Due to the remodeling of the Campground Bathrooms, we have two still working propane heaters. They are the ceiling mounted Modines with fan that were in the ladies and mens baths.

Please sent your offer to

White Birch Lakes Board of Directors
4730 Lake Road, Farwell, MI 48622

Please indicate HEATERS on the lower left corner of your envelope. Bids must be received no later than 4pm Feb 10th.



SLIPPERY ROADS

There are cans with salt and sand at the front entrance and next to the keypad. Maintenance tries to keep the ice off, but sometimes at night it gets slick. If you find you are having trouble with traction it will help you get thru the gate.

Attention Members:

If you have a past due balance of \$375 or more and have defaulted on a previously agreed upon payment plan, you may be in foreclosure.

Per our Lawyers recommendation, please be advised that WBLRA will only accept payments in full for these past due balances. If you have any questions on your status, please contact Elaine in the office during office hours for details.
Thank you.

White Birch Lakes
Board Meeting Minutes
January 14, 2012

I. Call to Order:

President Briggs called the meeting to order at 11 a.m. Board members present: President Briggs, 1st Vice President Stephens, 2nd Vice President Cox-Perkins, Director Dombrowski, Director Holzer, Director Bryant, and Secretary, Elaine Carrasco. Absent due to a previous engagement, Director Crook.

Director Holzer led the membership in prayer, followed by President Briggs with the Pledge of Allegiance.

II. Additions to the Agenda:

Old Business:

Director Bryant adds entrance gate.

New business:

Director Dombrowski adds campground motion, membership and commons resolution, and articles of incorporation.

Director Bryant adds campground bathrooms.

III. Approval of Minutes:

(1) Director Stephens moves to accept the December 2011 minutes as written, second by Director Cox-Perkins, carried.

IV. Income Statement-Treasurer's Report:

(2) Director Cox-Perkins moves to accept the Treasurer's report, second by Director Stephens, carried.

(3) Director Stephens moves to pay the bills, second by Director Holzer, carried.

V. President's Report:

VI. Committee Reports:

Activities Committee: Director Holzer reports the super bowl squares are waiting to be sold. \$2.00 each, pays \$25.00 a square, \$100.00 to the activities committee.

EPC Committee: Director Cox-Perkins reports one contiguous lot approval and 3 tree removal approvals.

VII. Comments:

(Agenda Items) Available at the clubhouse.

VIII. Old Business:

- (4) Director Bryant moves to rescind last months motion to purchase new gate system software, second by Director Cox-Perkins, all ayes, nay by Director Dombrowski, carried.*
- (5) Director Cox-Perkins moves to table the Lake Treatment bids, second by Director Holzer, carried.*

IX. New Business:

- (6) Director Dombrowski moves for this board to investigate whether the association's maintained campgrounds and bathhouse facility is legally considered a commons or recreational facility of this association and if it is found to not be of such, then we take measures to legally incorporate this valuable asset into our association. The campgrounds and bathhouse should be considered as a commons property and/or a recreational facility in the same fashion or manner as we consider any of the other common properties or recreational facilities, second by Director Stephens, carried.*
- (7) Director Dombrowski moves to accept the following resolution: By a means of a roll call vote, that no Board, or Board Member has the ability to prevent, forbid, or hinder in any means, the legal and lawful use by an association member who is considered "in good standing: (as described in our by laws and C&R's) any of the association held common properties, streets, parks, lakes, recreational facilities, or other amenities as depicted and described in our bylaws, covenants, restrictions, and recorded plats of the development.*

It is the spirit of this resolution, that if the dues of a member in good Standing is used to maintain, build, improve, or otherwise be put to use on any such common properties as indicated in our bylaws, covenants and restrictions, and recorded plats of the development, then they are entitled to the legal and lawful use of such.

This resolution states that the Board does not have the power or ability to prevent any member such use, except as specifically described in our bylaws, covenants and restrictions, and recorded plats of the development. Thank you, Kevin Dombrowski, Director, WBLRA.

Roll call results:

Director Dombrowski, aye.

Director Stephens, aye.

Director Cox-Perkins, nay.

Director Bryant, aye.

Director Holzer, aye, carried.

- (8) Director Bryant moves to establish the opening date each year on the campground bathhouse to be two weeks prior to Memorial Day weekend and closing on December 1st, unless the weather requires its closing sooner, second by Director Stephens, all ayes, carried.*
- (9) Director Dombrowski moves for copies of the Articles of Incorporation to be distributed to all board members, second by Director Stephens, rescinded.*

X. **Comments From the Floor:**
Available at the clubhouse.

XI. **Adjournment:**

(10)Director Cox-Perkins moves to adjourn, second, by Director Holzer, carried.

Meeting adjourned at 12:15 p.m.

Submitted by,
Elaine Carrasco

YOUR BOARD of DIRECTORS and OFFICERS

President - Robert Briggs

cofbriggs@yahoo.com

1st VP - Teresa Stephens

ravidstamper@yahoo.com

2nd VP- Mary Cox-Perkins

funk49pt@yahoo.com

Director - Kevin Dombrowski

kd460@sbcglobal.net

Director - Dawn Holzer

muleman2318@gmail.com

Director - Steve Bryant

sfbryant1@yahoo.com

Sec/Treasurer - Elaine Carrasco

ecoffice@whitebirch.org

989-588-2853

Director - Tom Crook

Tcrooksy@yahoo.com



Don't wait for the mail. Get your Birch Bark a week earlier by signing up for an e-mail copy. It saves the Association money and puts our Assessments and time to better use.

We now have over 90 members signed on! Just contact our supervisor Alice

@ (989) 588-2853 or supervisor@whitebirch.org

The Birch Bark

White Birch Lakes Recreational Association

4730 Lake Road, Farwell, MI 48622

OUR STAFF

Supervisor Alice Van Bennekom
supervisor@whitebirch.org

MAINTENANCE

Jeff Wheeler
Tom Alsup

CLUBHOUSE

Tammy Verlague
Frank Metz
Mark Sullivan

WINTER HOURS

October 1st – May 25th

POOL HOURS

Mon	9am – 3:30pm
Tues & Thurs	9am – 3:30pm
Fri & Sat	12noon – 8:30pm
Sunday	10am – 2pm

CLUBHOUSE HOURS

Mon thru Thurs	8am - 4pm
Fri – Sat	8am – 9pm
Sun	10am – 2pm

OFFICE HOURS

Mon thru Fri	8am – 4pm
2 nd and 4 th Saturdays	8am – 12 noon
Closed Sunday	