

Joint Board Meetings
Strawberry Hill Estates Homeowners Association
Strawberry Pointe Bluffs Homeowners Association
Date: Sunday June 28, 2015 1:00 p.m.
Location: Strawberry Lake Neighborhood Beach

A meeting was held of the two Homeowners Associations named above at the above referred time and place. The meeting was called via email to all Board Members, and they replied as to their availability. All were able to attend, with one anticipating being slightly late due to work requirements. The meeting was called to order at approximately 1:10 p.m. In attendance at the meeting:

Strawberry Point Bluffs

President: Craig Hartz 303-909-9055 c.a.hartz@gmail.com
Vice President and Treasurer: Dave Swanson 810-231-9144 andswanson@yahoo.com
Secretary: Carla Dalrymple 810-231-6689 dalrymple@chartermi.net

Strawberry Hill Estates

President: David Walmroth, 734-478-5175 david.walmroth@gmail.com
Vice President and Secretary: Mary McLaughlin 734-646-5363 memc@ieee.org
Treasurer: Craig Mestach 734.417.9224 tsstitanic@gmail.com

Others in Attendance:

James Roach, Estates
Steve Scheuring, Bluffs Representative to Access Committee
Ann Swanson, Bluffs

The main topic of discussion was the weed problem and the overtaking of the beach area by the weeds. Background: The Eurasian Milfoil is an invasive plant in lakes, and is infecting many in the area, including Strawberry. It is a growing issue, and was choking out the swim area in 2014. This year it is continuing to spread and grow denser. Algae is also a major problem recently. The Eurasian Milfoil is continuing to choke out the beach area, and it is a danger to swimmers in terms of entanglement. If a swimmer went down, it would be nearly impossible to find them. These weeds are ruining the lakefront.

The Beach Committee discussed and prepared a budget in the Spring of 2015 which included treatment for the weeds. This budget was posted on the website in accordance with the Beach Committee Rules.

The Committee obtained a State permit to treat the beach and pontoon water (not land) for this invasive weed and algae the week of June 21st. Many other places on Strawberry Lake, including the group of homes directly across from our beach, and other lakes in the area, e.g., all of Hamburg Lake, are being treated similarly. Aqua Weed Control was contracted to do the treatment. Aqua Weed Control was chosen based on Beach Committee research. Aqua Weed Control treated Whitmore Lake and was recommended by Washtenaw County's water conservation Director. Signs were to be posted the day before, with no swimming for 24 hours, and no use of the water for primary hydration for animals for that period. The recommendation was to do a 2nd treatment in August. Information was provided to the neighborhood on the website, and there were no objections or questions.

The day before the treatment, the Estates Board President called Aqua Weed Control and cancelled the treatment stating that other lake area Associations feel differently, and that the Boards need to agree to proceed.

A joint meeting was called on the topic. Some comments included:

- Yesterday, I had the opportunity to discuss the applications Mary McLaughlin so diligently work on setting up with Casey Thomson from Aqua Weed Control. I believe I asked the questions about what we are all concerned about. SAFETY!

After having the conversation, I feel confident in endorsing the weed and algae applications. There is a 24 hour period where we will need to stay out of the lake access swim area. We should also avoid drinking excess amounts of water within the first week. The only concern would be if the lake access swim area water were the main source of hydration.

There should be two applications during the season. June and August. These two applications should provide sufficient aqua weed control.

Therefore, I am confident that the with the research the park committee has completed, we have made the right decision and we will be moving forward at the next optimum application day. Please let me know if there are and additional concerns.

- Swimmers have drowned in this stuff and we need to do something...
- This is invasive, and the DNR seems to want it taken care of which is why they gave us the permit to treat.

- A Portage Lake association is undertaking a study of the chain to determine options for weed control. A final report and recommendations are expected in the Fall of 2015.
- We could rake it out. Raking can work if it's kept up regularly, i.e., weekly at least.

After the above discussion, the Boards made the following decisions:

1. The chemical treatment for which we have a permit will be postponed until we see the report of the Portage Association study. Board Members will follow-up on the study with the Portage Association. The report is expected in the Fall.
2. The Associations will offer to contribute to the Portage study, and the Presidents will propose support to the respective homeowners. (Post meeting update: Bluffs people will contribute \$5/home; Estates TBD.)
3. The budget for the annual Beach maintenance and improvements will be posted on website per the Rules, but also will be emailed to both Associations' Board members. There was a suggestion that the budget be sent only to the Board Presidents, but this led to a further discussion on transparency of Board discussions and actions. There was much discussion, and the consensus was that transparency is the goal, so all Board Members of each Association should receive the budget simultaneously. The Beach Committee will follow this recommendation. In addition, the Board meetings appear to be operating as "open meetings" with non-Board member attendance allowed and welcomed, and there was no objection to this practice.
4. Mr. Walmroth strongly suggested regular raking of the weeks in the interim to finding a final solution. Steve Scheuring agreed it was an option and said he would do it regularly this season with a volunteer. Mr. Walmroth was requested to volunteer, and he agreed. (Post meeting note: Immediately subsequent to the meeting, Mr. Swanson and Steve Scheuring raked for quite some time, with the assistance of another Bluffs homeowner and his pontoon boat. Thanks to the three.)

There was a Motion and second to close the joint meeting.

Respectfully submitted,

Mary Eileen McLaughlin.
Vice President and Secretary,
Strawberry Hill Estates Homeowners Association