

Twin Beach Park Association Board Meeting, Thursday, February 16th, 2023

Board Members Present:

Rob Reibitz
Lynn Carnacchi
Mike Barnard
Derek Larkin
Mike West
Kim Ellis
Mike Snyder
Andrew Carnacchi
Adam Mazarra

Committee Members Present:

Gary Weinfurther - Boat, and Website Committee
Rick Tuttle - Building Committee Chair

Meeting called to order at 7:07 PM

Mike Barnard read the minutes from the January 19th board meeting. Mike Snyder made a motion to approve minutes as read, which was seconded by Mike West. Motion approved.

President's Report:

- Rob stated he has been working with Dianna Williams of Consumers Energy regarding gas main to the building hook-up. She sent plans to the design department at Consumer's Energy, who replied that there is no gas main anywhere near the building and request a main extension. Rob replied that there is a township pumping station just to the west of the building, on the property. After contact back and forth, the design department was able to find it and said that they believe they can tap into that without a further cost to us. The building has to be marked where we want the gas to enter

the building. According to Mike S, the service entry location has to be marked with a sign marked "G".

- Rob has all the paperwork ready for DTE and checks will need to be cut for them.
- Rob has sent the truss drawings to Mike S. Truss drawings will have to be on sight for the upcoming inspection. Stringers have to be added to the interior trusses and some of the exterior trusses on the overhang. Several board members have volunteered to assist Mike S. with hanging the stringers this coming Sunday at 9 AM. After this, Mike S. agreed to contact the Township on Monday for the inspection. Again, once this rough building inspection is approved, we can move on to insulation and other finishes.
- Rob Reports that he has a property tax bill of \$72.79, a bill from EGLE for \$161.70, as well as a bill from the MSLIA (annual dues) for \$660 that are all currently due, which Treasurer Derek Larkin will be taking care of.
- Address still needs to be put up on the building, which Lynn Carnacchi will be taking care of.

Treasurer's Report:

- Nothing to report this month other than the previously mentioned bills and a few other minor bills and reimbursements that need to be paid and deducted from bank balance. We will refer to balance sheets once they are completed.

New Business:

- We need to look into someone or multiple members to take over the social committee. Kim Ellis stated that she would be willing to work with any volunteers to get them comfortable in the position until they are sufficiently up and running.

Old Business:

- Mike Barnard presented the newly approved by-laws and boat rules which were voted on and approved during the Fall 2022 General Membership Meeting. The board approved of grammar, and these documents will both be published in PDF form and added to the TBPA website for member access.

- Lynn Carnacchi brought up the fact that we will need to start working on a budget for the upcoming season so we can have it available for the Spring Membership Meeting.
- Lynn Carnacchi stressed that we need to put it in writing that the beach house cannot be rented out for functions for non-members, and we have to come up with wording on exactly how (and if) the new beach house can be used for membership parties. For example: in the event of rain, members having a party at the beach can take shelter and bring their party in the beach house as long as all membership has access to the beach house during said party and on any given day.
- Derek Larkin informed the board that he wants to resign as Treasurer at the end season but added that he will stay on if position remains vacant after Fall nominations and elections. He said he is too busy to continue. The board agreed to start putting out feelers to the membership in attempt to get another member nominated and voted in.

Mike Barnard made a motion to adjourn the meeting, which was seconded by Mike West. Motion was approved and meeting was adjourned at 8:36 PM.