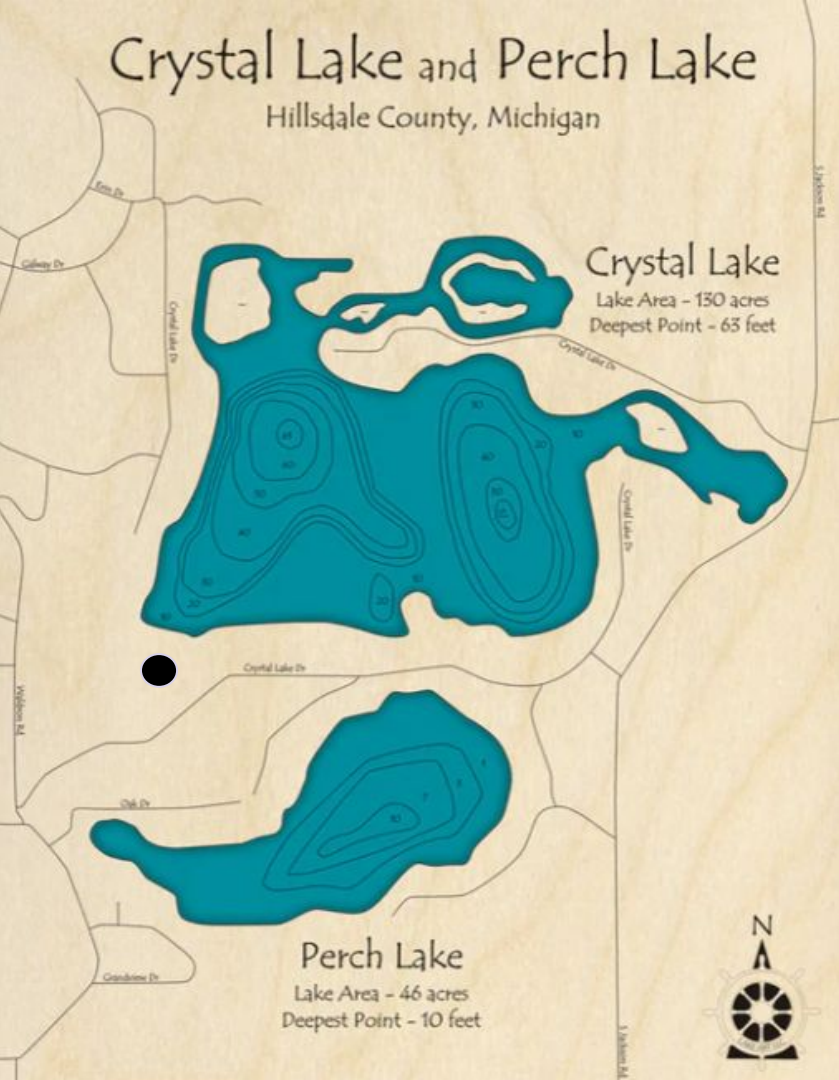


Crystal Lake and Perch Lake

Hillsdale County, Michigan



CLPLPOA Fall Meeting

October 3, 2026

**Call to Order/
Pledge of Allegiance**

Agenda

- Call to Order/Pledge of Allegiance
- Roll Call/Approval of Spring Minutes
- Reports
 - President
 - Roads
 - Treasurer
 - Secretary
 - Lakes
 - Vice-President
 - Special Projects
- Lake Foundation
- Old Business
- New Business
- Adjournment

Reports

President Report - Ann Love

- Thank you to outgoing Board Members - Patty Maher and Laura Dietrich
- SAD renewal
- Introduction of current Board Members
- By-Laws
- Thank you to Auditors Karen Colyer and Barb Yamarino
- Future Meeting agenda items

Roads Fall Report - Robert Shier

Gravel Distribution

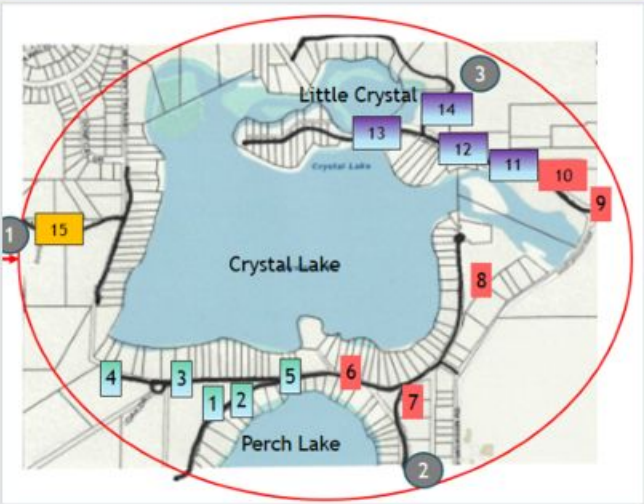
CLPL Budget Report

CLPL Members Support

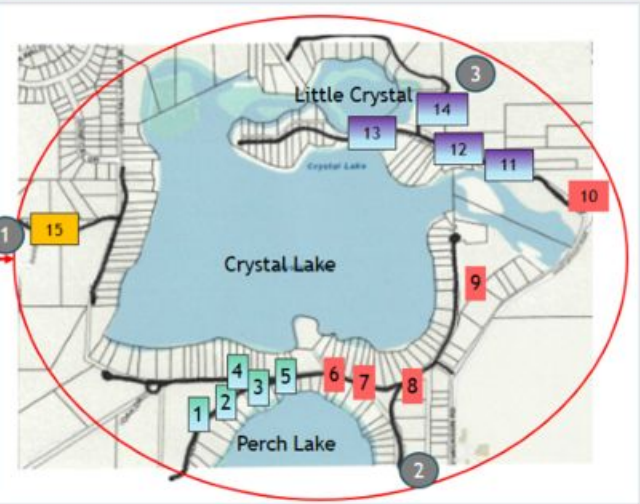
Gravel loads to date: Planned vs. Revised

Side by side, the maps reveals where the Road Trustee made field changes for load positions. Change was made due to elevated clearance & road conditions

SLIDE 4 · PLANNED PLACEMENT



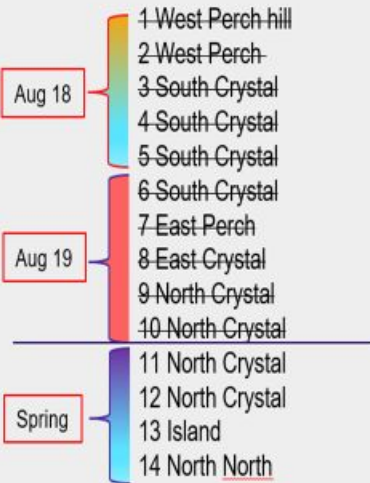
SLIDE 5 · REVISED PLACEMENT



9 MOVED
1 · 2 · 3 · 4 · 6 · 7 · 8 · 9 · 10

6 UNCHANGED
5 · 11 · 12 · 13 · 14 · 15

Gravel Distribution



CLPL Roads Spending

USD \$ Road Budget Vs Actual YTD			
	26/27	YTD Spend + Estimated	
Category	Approved Budget	Actual	Year End
Snow Plowing/Sand	6500	6500	
Dust Control	4180	4180 *contract	On track
Gravel	6700	5000	1700
Mowing	2900	2900 *contract	On track
Fuel	1200	485	On track
Maint & Equipment	6200	1683	4517
Pole Barn	650	650	On track
Signage	0	0	On track
Misc. Improve	3650	1255	2395
Contingency Fund	TBD	TBD	TBD
Total	31980	YTD Est. 22653	

Spending Status – “Caution”

#1 –Biggest Unknown **Winter road work** (7 yr range \$1900 to \$8460) (2025/25–winter **\$7050**)

#2 -***Hold***- Until Winter road cost is known

Additional Gravel Plan (\$1700)

Internally Replace 1 & 2 Front Planetary Gears (\$3800)

Misc. Improve(i.e. Chain saw, Leech tank) (\$2000)

#3 -***NEW ITEM*** Grader “loss of power - shutdown”

When: September 5 @ 8:45am *Grader shutdown during stoan clean
Where: Perch West Rd. middle of road on top of hill.

What Happened: Grader engine shutdown immediate without time to move it to side of road.

****Resources responded immediately. Special Thanks to Rick Applegate, Dan Mandernack, Frank Dietrich, Terry Yamarino and Ann Love.**

If we....Hit Winter Budget \$6500- Will do partial projects

If we....Over Winter Budget - Hold all projects & just do road maintenance!!

CLPL Roads -- Member Support

- **Compost area will again be pushed back at end of Oct/Nov**
- Thanks to the members who are making every attempt to follow the size restriction and safely push debris as far back towards South Jackson Road as possible.
- Please do your part and follow the speed limit of 15 miles per hour
- **Winter roads management will rely on external third-party again this year.**
 - We will utilize local business Precision Lawn Care to do the heavy lifting for snow plowing/removal and salt/sand application.
 - In Jan/Feb our long-standing Road crew member **Terry Yamarino (Crystal West)** will be point of contact for 3rd party communication and will work with **Chad Fish (Crystal North) & Josh Hobbs (Crystal South/Perch)** to determine when we need road activity.
- Road Volunteers **NEEDED** ...*Robert Shier CLPL volunteer commitment is complete July 1/27. (not extending)*
- *Please let Robert or any other board member know if you are interested in helping our community maintain good roads.*



Treasurer - Diane Ostrosky

2026-2027 Fiscal Year

INCOME

	<u>Planned</u>	<u>Received</u>
Road Dues	\$31,700	\$ 25,682
Admin. Dues	\$ 4,775	\$ 2,851
Contingency Fund	<u>\$ 6,925</u>	<u>\$ 6,420</u>
Total Income	\$ 43,400	\$ 34,953

25% ARE STILL UNPAID

EXPENSES

Road Management	\$ 12,092	
Administration	\$ 1,393	(web, office supplies, Quicken & LARA renewals)
Parties/Meetings	<u>\$ 252</u>	
Total Expenses	\$ 13,737	

BALANCES

Checking Account Balance:	\$ 30,471	
Savings Account Balance:	\$ 45,865	
Certificate of Deposit:	<u>\$ 33,384</u>	(+1,268)
	\$109,720	

NOTES:

If spending money and expecting reimbursement from the Association, you must get prior approval from the Board.

*Scam Alert – Only pay dues via check mailed to PO Box (or hand delivered) or Venmo.

Secretary - Amy Kochendoerfer

Updates & Upcoming Meetings



Fall Newsletter - It is being finalized and will be emailed out in the next week.



Spring Meeting: Saturday, April 24, 2027 @ 10 AM

Lakes - Jim Carr

Who's Who...

Lakes Trustee: Jim Carr

Lake Representatives:

- PL: Tom Dyjach,
- CL: Kevin McMaster, LCL: Chad Fish

Thank you to all these folks for all their dedication to the lakes and their efforts to ensure the long term health of the lakes.

It takes a village...

Thank you also to others who have and continue to commit time, energy, and sometimes

money;

- Phil Kovach
- Ann Dyjach
- Annamarie Asher
- Wayne Snyder (weekly water quality testing through MiCorps)
- Patty Maher
- Laura Dietrich
- Rick Applegate

2026 Lake Overview

2026 overall a better year on the lake although not without its challenges

- Pondweed knocked back - better for boaters and swimmers
- Access to Little Crystal a challenge

Financials

- Operated within budget
- Spent ~\$21,000 this year on Crystal and Perch Lakes
- Spent ~\$5,000 on Little Crystal (privately funded)
- Working with Township to balance the books at this the end of the 1st SAD

Perch Lake

- Late April: Assessment
- 5/4/2026: Primary Lake treatment:
- 7/6/2026: Algae treatment
- 7/9/2026: Follow up weed treatment
- 8/24/2026: Algae treatment (+ starry and chara)
- 9/2/2026: Vegetation survey and water quality testing (report end of year)
- E coli testing

Little Crystal

- Late April: Assessment
- 5/4/2026: Treatment
- 6/13/2026: Weedo harvesting
- 8/15/2026: Weedo harvesting

Crystal Lake

- Mid May: Assessment
- 5/26/2026; Treatment
- 6/3/2026: Treatment
- 9/2/2026: Treatment
- 9/2/2026: Vegetation survey and water quality testing
- 9/3/2026: Spot treatment
- E coli testing

Overall...

- Better this year than last as it relates to pond weed
- Milfoil emergence
- It's always been here
- Plan to hit hard next year with systemic/contact combo
- Systemic much more expensive
- Manage algae
- Continue to monitor LCL to maintain access

Vice President - John Chappell

SAD Update

- Our current Special Assessment District (SAD) agreement with the Somerset Township expires at the end of this year.
- The new SAD will be for a period of 5 years, 2027 – 2031.
- The Township decided to break the new SAD into one for Crystal and one for Perch.
- Both Resolutions to create the SAD were voted in September 17, unanimously.
- The SAD funds will allow the Lakes Management Trustee to work with PLM for the maintaining of the health of each lake.
- The Township elected to organize the assessment according to Parcel as this is how they assess for property taxes.
- This will allow them to better track costs and payments for the treatment of each lake.

SAD Breakdown per Lake

Crystal Lake		Perch Lake	
Annual Assessment	\$15,120	Annual Assessment	\$16,100
Parcels	126	Parcels	46
Assessment per Parcel	\$120	Assessment per Parcel	\$350 *

*\$470 was voted on by Association

- Our Winter Tax Bill will have the SAD included in it.
- Winter Tax Bills will go out December 1 by the Township.

Special Projects - Pat Parks

2025 Chili Cook Off Winners



1st Place: Mary Smith
2nd Place: Wayne Snyder
3rd Place: Rob Shier

Chili Cook Off

Cook Off will begin immediately after the meeting concludes.

Chili Cook Off Procedure

- If you are staying for the tasting after the meeting collect 3 marbles when you sign in before the meeting
- Immediately after the meeting samples of each chili will be available for tasting
- Help yourself to one of each of the chilis (they will be numbered)
- Vote for your 3 favorite by putting ONE marble in the tin can in front of your top 3 chili's
- The tin can with the most marbles at the end of the tasting period will win first prize. There will be second and third place winners as well.
- Following the tasting, help yourself to a bowl of your favorite and enjoy 😊

Lake Foundation - Annamarie Asher

Treasurer's Report

- Fishing Fund 990.75
- Stan Kirkwood Fund 1810.16
- Little Crystal Fund 0
- Crystal Lake Benefit Fund 9662.11
- General Fund 4448.22
- Total: \$15,361.24

Foundation Sponsored Activities

Recent

- Follow up treatment to channels near Little Crystal
- MiCorps testing (including Score the Shore)

Future

- Plant sale 2027

E.coli Testing

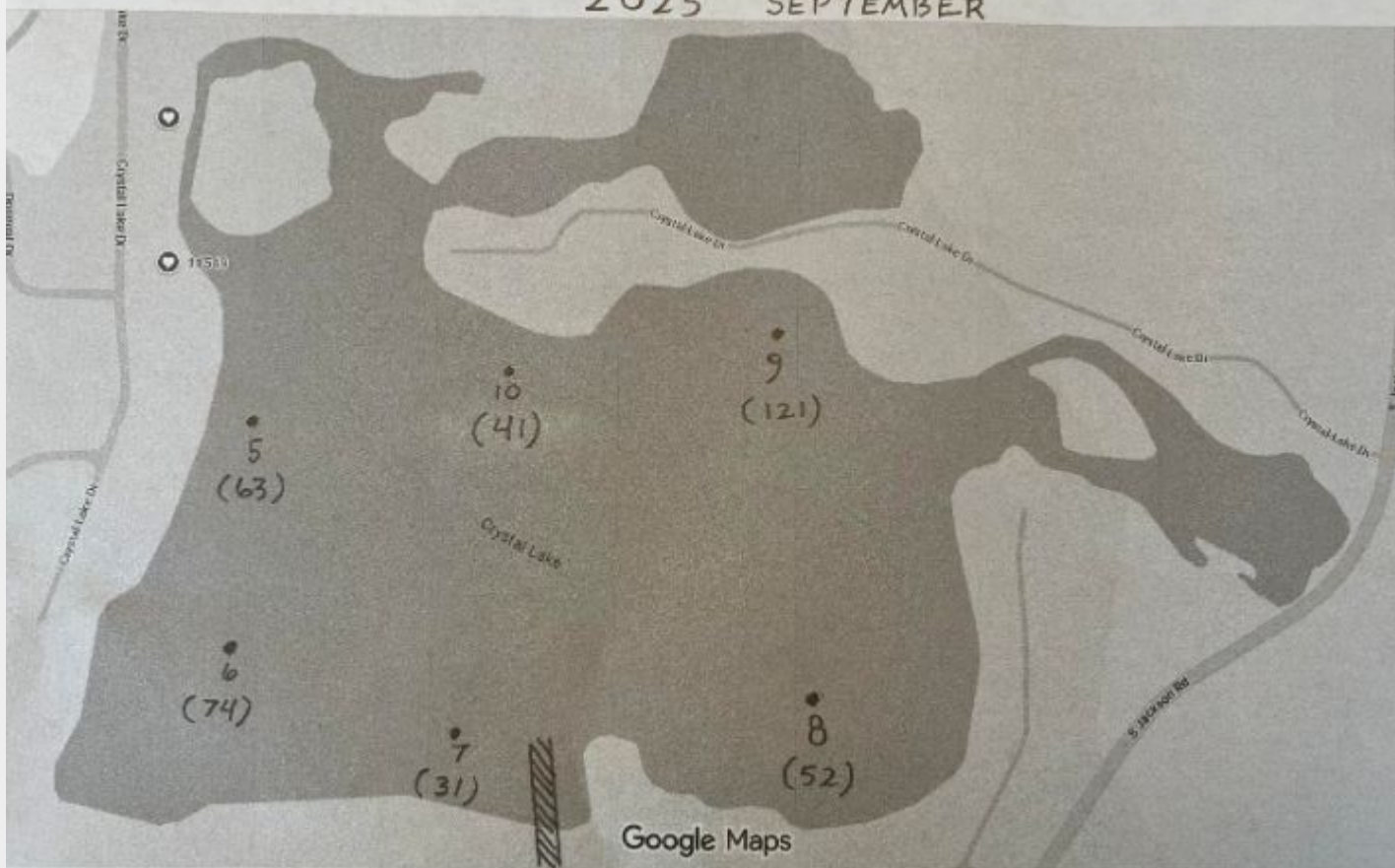
September 2025

- Perch Lake 4 sites tested
- Crystal Lake 6 sites tested

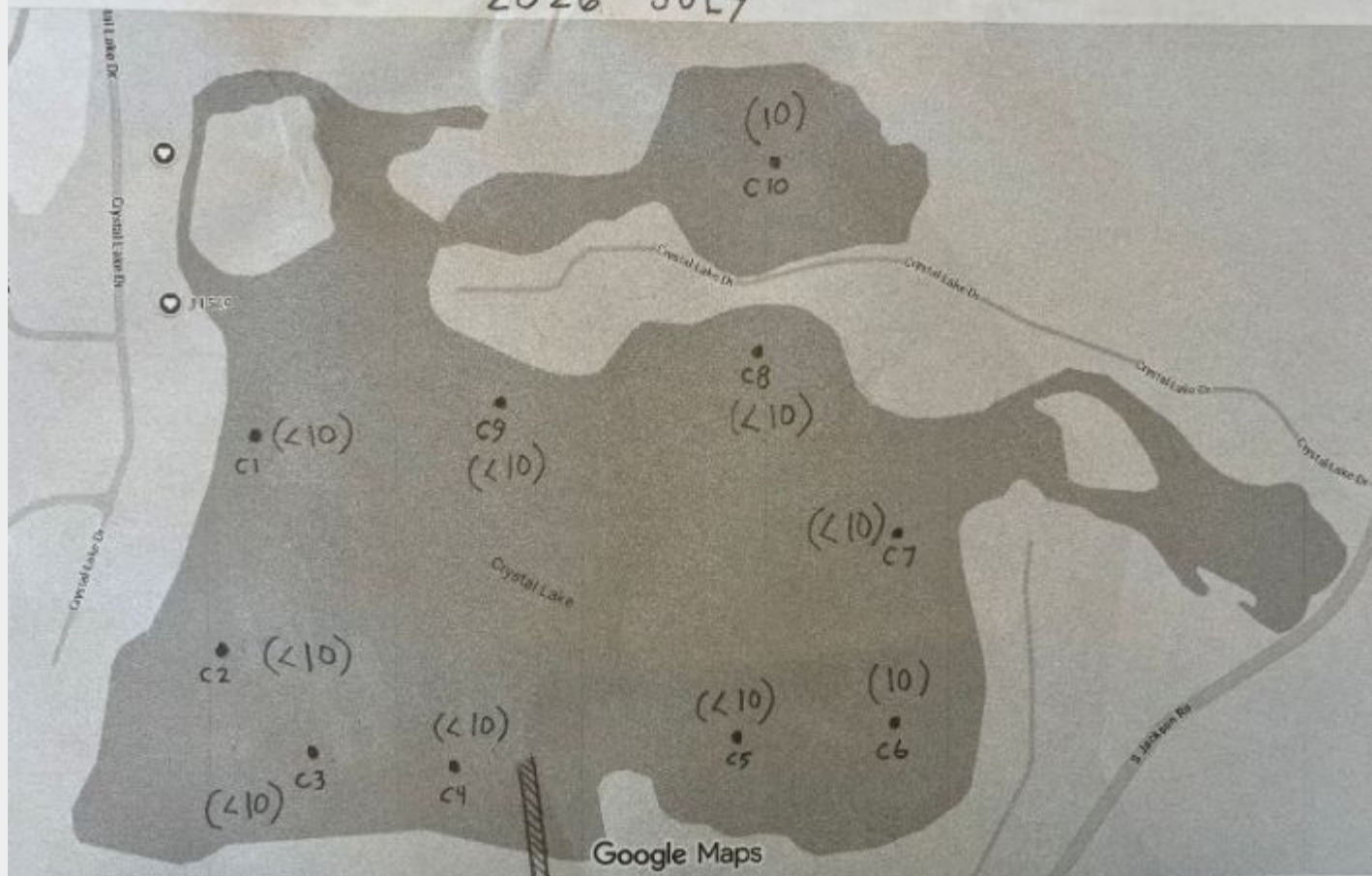
July and August 2026

- July: 10 sites on Crystal Lake
- August: 5 sites on Perch Lake

2025 SEPTEMBER



2026 JULY



Google Maps

E.coli

- <https://www.michigan.gov/egle/about/organization/water-resources/beaches/standards>
- Sources: septic systems, animal waste, livestock farm run off
- Levels fluctuate so for reliability test more often
- Levels are less in deeper water

Mitigation

Discourage geese

- Fencing
- Tall plantings along shore

Clean up after pets and wildlife

- Deer and cranes as well as geese

Regular septic system maintenance

- Tri county Septic Service gives \$10 discount for testing adjacent properties

Septic Maintenance Schedule

Michigan State University Extension (MSUE) has recommended pumping every 3-5 years, and, in 2008, published the following table as a guideline for when to pump according to tank size and the number of people living in the household:

**Estimated Number of Years Between
Septic Tank Pumping**

	Number of people in your household					
Tank Size (gallons)	1	2	3	4	5	6
500	5.5	2.5	1.5	1	.5	.5
1000	12	5.5	3.5	2.5	2	1.5
1500	18.5	9	5.5	4	3	2.5
2000	25	12	8	5.5	4.5	3.5

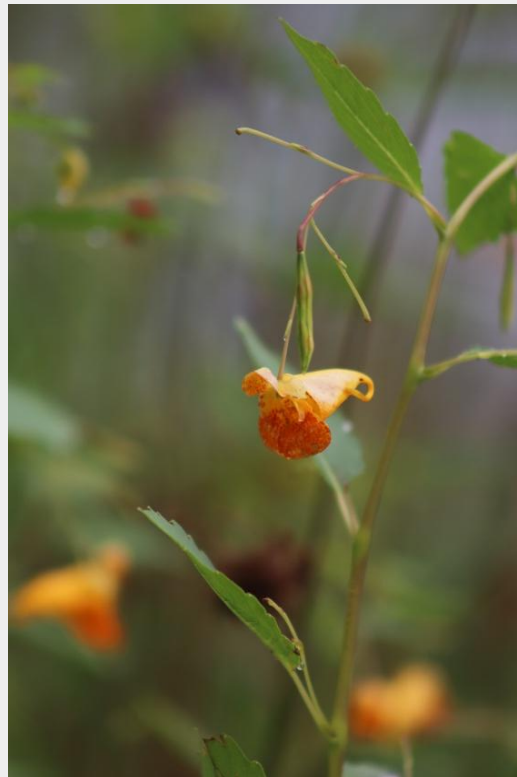
Future Fundraising

US 12 Heritage Garage Sale

- August 13,14,15, 2027
- McCourtie Park
- What is needed?
 - Quality items to sell
 - Volunteers to staff the table
 - Storage areas available starting in July
 - Tarps to cover at night
 - Trucks (a few) to transport items

Shoreline News







Native plant sale 2027, fall and/or spring order

Score the Shore

- Healthy shorelines promote healthy lakes
- Shoreline plantings:
 - Filter runoff into lake
 - Secure the shoreline
 - Discourage geese
- Scoring is done in 1000 foot lengths of shoreline
- Can be used for future comparison

Old Business

New Business

Adjournment