

FENNER GLEN  
PROPERTY MANAGEMENT, INC.  
MINUTES OF MEETING OF BOARD MEMBERS

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The meeting of the Board Members of FENNER GLEN PROPERTY MANAGEMENT, INC. was held May 2, 2018 at the Keefe residence, 1880 Fenner Glen Drive, Muskegon, MI 49445.

The meeting was called to order at 6:28pm by Joel Hoppa, President.

Board of Directors in attendance included President Joel Hoppa, Treasurer Walt Coleman, Secretary Alex Keefe, and Board Members Rod Siegel (past President) and Trisha Hilson.

Residents Present: None

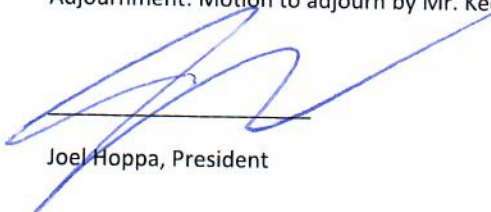
Old Business


- 1132 Bear Lake Road (Drent) Request for privacy wall installation
  - No approval is needed to construct a fence on the Eastern boundary of the neighborhood
  - Additionally, the Board has no authority to influence the material or style of a fence on that boundary
  - No fence is allowed within or between units of the neighborhood
  - As a Board, we authorize construction of a 6' black chain-link fence on the East-West line from the School's fence to the North East corner of the neighborhood, and South from the North East corner for 20' to the North East property lines of 1842 Fenner Glen Drive (Shunta) and 1132 Bear Lake Road (Drent).
  - Mr. Siegel moved to approve Association's fence installation and communication to Drents. Unanimously approved.
  - Mr. Keefe to follow up with Mr. Vanderweele for recommendations on fencing installers
- Bylaw amendments will be discussed at our next regular meeting
  - Privacy fences on Eastern boundary only
  - Outstanding balances are collected via the lien process at time of sale of a resident's home – we may elect to proactively establish a lien for balances greater than \$500 to incent residents' compliance sooner - we can do this with a \$30 filing to the County
  - Benchmarking: failure to obtain approvals, infractions – can it be fixed?
    - Yes - \$2,500 fine per year of noncompliance (change the color of an outbuilding, move a fence)
    - No - \$10,000 one-time fee (cut down a tree, etc.)

Enforcement of bylaws will be discussed at our next regular meeting

- We have the authority to enforce regulations
  - Pool boundaries are allowed, but design must be approved by the Board
  - If a pool barrier is on a property line, it is defined as a fence, and must be removed

Adjournment: Motion to adjourn by Mr. Keefe and Mr. Siegel seconded. Meeting adjourned at 7:11pm.

  
Joel Hoppa, President

  
Alex Keefe, Secretary