

Swan Lake Informational Meetings
At the Township Hall

Thursday, November 16, 12:00 – 2:00

Tuesday, December 12, 3:00 – 5:00

Wednesday, January 17, 5:00 - 7 :00

For information, contact Supervisor Steve Revor: cheshiresuper@gmail.com

SWAN LAKE MEETING

Location: Cheshire Township Hall; 471 41st Street; Allegan, MI 49010

Date: November 16, 2023; December 12, 2023; January 17, 2024

Time: November: noon-2pm; December: 3pm-5pm; January 2024: 5pm-7pm

AGENDA DETAILS

I. INTRODUCTIONS

- a. Steve Revor and Township Board Members; Allegan Health Department Representative; Allegan Conservation District Representative
- b. Please sign attendance sign in sheet

II. SWAN LAKE WATER QUALITY UPDATES

- a. Update on May 2023 to do list
- b. Health Department presentation on 2023 testing results
- c. Health Department presentation on harmful Ecoli
- d. MiCorps volunteer update on water quality measuring results for 2023

III. SWAN LAKE ASSISTANCE NEEDS

- a. Volunteers needed for MiCorps lake quality training and/or assisting current volunteers.
- b. Volunteers needed for MiCorps stream quality training. Need volunteers for this activity.
- c. Review purpose of the Lake Association and get input from attendees on their support position by filling out questionnaire and handing in before leaving the meeting.

IV. CONCLUSION

- a. Next meeting will be sometime in July 2024 for update on to do list.

November 7, 2023

Dear Swan Lake, MI property owner,

In 2022 and 2023, Swan Lake has been plagued by Harmful Algae Blooms (HABs) and E-coli counts exceeding state of Michigan established health limits. As a result of this, a group of property owners on Swan Lake would like to form a Lake Association to improve the water quality.

The township held a meeting in April 2023 to address the property owners concerns. Many action items were put on a, "to do list" and it is time for an update of the items. The attached agenda has three dates and times for a series of meetings to discuss Swan Lake and these issues.

At each of the three meetings, there will be a questionnaire for each property owner on Swan Lake to complete. This will give the group and Township Board valuable information about a lake association. Please review the functions below that a lake association could provide. There are also a few frequently asked questions and answers regarding the proposed lake association.

Lake associations serve many useful purposes. Associations can perform the following functions:

A. Exchange of lake information. Currently, it is difficult to do without the involvement of the Township Board. A newsletter or a social media platform could be developed by an association for property owners on Swan Lake to remain informed on issues concerning them.

B. Promote social interaction. Swan Lake did have an annual picnic where the property owners would meet and have a pontoon parade around the lake. It has been many years since this was done. The Giles Campground Annual 4th of July fireworks are enjoyed by all!

C. Lobbying of government officials. The Cheshire Township Board of Directors requires that a majority of the Swan Lake property owners approve a lake association. This does not mean the property owners must be members of the association.

D. Historical preservation. Currently, the water quality issues of today are affected by past and present problems. The agenda will cover more specifics on the water quality issue.

E. Serve as a vehicle for litigation if necessary. If upstream contaminants are found, with the planned 2024 testing by the Allegan Conservation District, contributing to the pollution of the lake, a Lake Association is a legal entity and is able to act on behalf of lake owners.

F. Aquatic and Exotic weed control. Currently there are at least two Exotic weeds in Swan Lake. Exotic weed monitoring needs to be done by all property owners as Michigan has just identified a weed called Hydrilla in Berrian Springs. This weed is a major threat to Michigan inland lakes.

G. Goose Round-Up controls. All property owners on Swan Lake can attest that the number of Canadian Geese on the lake are a nuisance!

H. Submit Grant Proposals. Swan Lake would not have to rely on the Township Board to get grants because it would be a legal entity.

I. Types of Lake Associations. There are several types of lake associations, some require dues and are binding once a lake property owner joins the association. Others are voluntary on an annual basis, don't require dues, and lake property owners can enter or leave on an annual basis. The type of lake association for Swan Lake is up to the property owners of the lake.

Thank you for your time and consideration of a Swan Lake Association. Looking forward to meeting everyone at the three informational meetings scheduled.

Best Regards from your neighbors,

MEETING DATES and TIMES

November 16, 2023; noon to 2pm

December 12, 2023; 3pm-5pm

January 17, 2024 ; 5pm-7pm

Frequently Asked Questions:

1. Will the proposed Swan Lake Association be incorporated?

The answer is yes. This is to protect the board members as required by law.

2. Is incorporation difficult to achieve? No. While some lake associations have incorporated without the benefit of legal counsel, it is normally not recommended. In a nutshell, the steps for incorporation generally are as follows:

1. Hold an initial meeting of incorporators.
2. File Articles of Incorporation under the proposed name with the state of Michigan.
3. Obtain federal employer identification number.
4. Adopt Bylaws.
5. General meeting of members.
6. Elect Directors and Officers.

3. Will the proposed Swan Lake Association require property owners to join? The answer is no. BUT, Cheshire Township Board is requiring that a majority of the property owners agree to the association for it to be recognized by them.

4. Will the proposed Swan Lake Association require property owners to pay dues? The answer is no. HOWEVER, there are expenses that need to be covered so property owners joining the association will be asked to donate a nominal fee of \$100 annually.

5. Are paid lake association dues tax deductible? No.

6. What is the primary purpose that the proposed Swan Lake Association would concern itself with? The answer is to improve the water quality of Swan Lake for today and future generations.

7. Will the association govern the types of boats or aquatic activities allowed on the lake? No, the purpose of the association is to preserve the water quality of the lake. The association in it's by-laws will ensure there is no ability to govern the recreational use of Swan Lake.

8. Will the association govern the homeowners use of their property? No. This is a function governed by the Township.

SWAN LAKE ASSOCIATION QUESTIONNAIRE

Name of Property Owner: _____

YES NO

- | | | | |
|----|---|---|---|
| 1 | What type of lake activities do you enjoy?
Please list _____ | | |
| 2 | Do you want your future generations to enjoy fishing, boating, swimming on Swan Lake?
If no, why not? _____ | <input style="width: 50px; height: 15px;" type="text"/> | <input style="width: 50px; height: 15px;" type="text"/> |
| 3 | Do you have any interest in leaning more on how you can impact the water quality of Swan Lake? | <input style="width: 50px; height: 15px;" type="text"/> | <input style="width: 50px; height: 15px;" type="text"/> |
| 4 | Have you heard of other lakes and streams having green algae and ecoli? | <input style="width: 50px; height: 15px;" type="text"/> | <input style="width: 50px; height: 15px;" type="text"/> |
| 5 | Are you interested in knowing more about green algae and ecoli within Swan Lake? | <input style="width: 50px; height: 15px;" type="text"/> | <input style="width: 50px; height: 15px;" type="text"/> |
| 6 | Are you interested in a newsletter or social media option to be kept up to date on Swan Lake? | <input style="width: 50px; height: 15px;" type="text"/> | <input style="width: 50px; height: 15px;" type="text"/> |
| 7 | Would you be willing to participate in a Swan Lake Communication and Social Committee?
(Such as creating newsletter, social media account (s), organizing picnic, etc.) | <input style="width: 50px; height: 15px;" type="text"/> | <input style="width: 50px; height: 15px;" type="text"/> |
| 8 | Do you feel that are other issues more pressing than Swan Lake water quality that need to be addressed?
If yes, what? _____ | <input style="width: 50px; height: 15px;" type="text"/> | <input style="width: 50px; height: 15px;" type="text"/> |
| 9 | Would you like to have annual picnic and pontoon parade again? | <input style="width: 50px; height: 15px;" type="text"/> | <input style="width: 50px; height: 15px;" type="text"/> |
| 10 | Do you have any interest in serving on a Swan Lake Water Quality Committee vs. an Association? | <input style="width: 50px; height: 15px;" type="text"/> | <input style="width: 50px; height: 15px;" type="text"/> |
| 11 | Are you open to supporting the following for Swan Lake:
a. Goose round up control
b. Weed Control
c. Water Quality Monitoring (volunteer)
d. Water Quality Clean up (third party) | <input style="width: 50px; height: 15px;" type="text"/> | <input style="width: 50px; height: 15px;" type="text"/> |
| 12 | Are you concerned about the water quality of Swan Lake?
if yes, why? If no, why not? _____ | <input style="width: 50px; height: 15px;" type="text"/> | <input style="width: 50px; height: 15px;" type="text"/> |
| 13 | Do you have experience in writing grants? | <input style="width: 50px; height: 15px;" type="text"/> | <input style="width: 50px; height: 15px;" type="text"/> |
| 14 | Do you have a backgound in biology? | <input style="width: 50px; height: 15px;" type="text"/> | <input style="width: 50px; height: 15px;" type="text"/> |
| 15 | Do you support a Swan Lake Association with the purpose of improving water quality?
If no, what purpose would you support _____
if you answered none, why? _____ | <input style="width: 50px; height: 15px;" type="text"/> | <input style="width: 50px; height: 15px;" type="text"/> |