



CEDAR LOG

JUNE 2012

www.cedarshores.org



The Board of Directors

PRESIDENT

JIM WOODY – LOT 192

VICE PRESIDENT

DICK WAGNER – LOT 247

TREASURER

MARY CREG – LOT 260

SECRETARY

PETE SALINAZ – LOT 37

ASST. SECRETARY

AL FOOTE – LOT 243

MEMBER AT LARGE

KRIS STRUBLE – LOT 184

MEMBER AT LARGE

CONNIE MORAN – LOT 334

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**APPOINTED ASSIST. TREAS.**

LINDA WEAVER – LOT 159

## **WELCOME**

### **New lot owner**

Jerry Bialke purchased lot 40. He will be staying at Cedar Shores for his summer residence.

Gordon and Jude Ann Bailod bought lot 256.

### **Moved to new lots**

Michele Yoder bought another lot. She moved from lot 221 to lot 51.

Ronnie Buggia also bought a new lot. He moved from lot 233 to lot 158.

### **Family transfer of lot ownership**

Tony Sanders is now the owner of lot 280 following his father's death.

Edwin Wilson and Brook Atkinson, children of Herman Wilson, are now the owners of lots 314 and 315.

## **Notices**

### **Golf Carts**

Please remember the rules

Age Limit

Number of People on Golf Carts

Speed – must follow posted speeds

### **Puzzle Exchange**

puzzles to exchange are located in the recreation hall and in the laundry room.

## **BOARD MEETINGS**

10:00 am @ Rec. Hall

**July 21, 2012**

August 18, 2012

September 15, 2012

Our thoughts and prayers go out to the families of those who have lost loved ones.



Ken Sanders (lot 280) passed away March 15th 2012



**4<sup>th</sup> of July Weekend**  
**Theme -Red, White and**  
**Blue**

Saturday, Sunday, Monday

**Saturday – June 30, 2012**

9:00 a.m. to 12:00 p.m. **Yard Sales** –

Registration fee \$1.00 register at lot 118, office during hours, or coffee hour. Signs are given at registration.

1:00 p.m. Teen paddle boat race on the Large Pond

7:00 p.m. until 11:00 p.m. **Karaoke** with Dave and Joe - bring your singing voice, snack and drink at Rec Hall

**Sunday – July 1, 2012**

10:00 a.m. **Coffee Hour**

10:30 a.m. Chinese Auction –

2:00 – 3:00 p.m. **Kiddie Bingo** ages 10 and under

7:00 **Bingo**



**Christmas**  
**in July**

**Saturday July 21, 2012**

7:00- 9:00 p.m. **Bingo** in the Recreation Hall

8:00 p.m. **Christmas parade** followed by visit from Santa in the pavilion.

Prizes awarded for best decorated lot and best decorated golf cart!



**Fishing  
 Derby  
 Results**

The Annual Children's Fishing Derby was held on Saturday, May 26, 2012. We had a great turn out with 48 participants. The kids worked hard to catch the fish. Thanks to the many volunteers who helped with measuring, recording, baiting hooks & removing the fish. Each child received a dollar coin and a good sport award. The largest catches were as follows:

| Ages      | Largest fish | Most Fish               |
|-----------|--------------|-------------------------|
| 6 & under | Kaitlyn 21"  | Juliana & Carson 4 each |
| 7-10      | Jake 17"     | James 5 fish            |
| 11 & up   | Wade 15"     | Grant 10 fish           |

**Joyce**

**Recreation Committee**

Thanks to all the volunteers who helped with the Memorial Weekend activities such as bingo, bonfire, karaoke and coffee hour. Many fun and memorable moments. Remember the 4th of July isn't far away - Remember our theme is Red, White and Blue get your spirit colors ready!

As you are coming into the park please take a look at the welcome garden. Members Pam and Jim Gray volunteered to replace the old railroad timbers with landscape bricks. They did an awesome job picking out, ordering, and installing the bricks. Eleanor Finn and Joyce Kellar used the left over bricks at the entrance garden. This project was funded by the recreation committee.

A new set of regulation size soccer nets and balls were purchased by the rec. committee. A huge thank you goes out to Rick and Chris Little for assembling the nets.

We are in need of more horseshoes our old ones have disappeared. If you have any horseshoes that you would like to donate to the park please contact Joyce Kellar.

The recreation committee is in need of volunteers - Some of the off jobs we need help with are replacing the sand at the merry go round, washing & waxing the recreation hall floor, coffee hour

host/hostess, pop can fundraiser returns, repair on sprinkler system in the gardens.

We would like to welcome Jude Ann Baillod to the beautification committee. Jude Ann has been working hard taking care of the 3 gardens on Cedar Shores drive between the stop sign and the yellow bath house. Great Job!

Please remember it takes all of us to make this park the great place it is! Please help when you can. Every Little Bit Helps! Thanks!

Joyce

What Is Your Property  
Worth At Cedar Shores?



As you travel throughout the park, you may have noticed there are many lots and trailers for sale. Have you ever wondered what factors determine the sale price or value of these for sale units?

A wise buyer should conduct a careful inspection of the condition of the trailer and lot, and should also consider future expenditures involving the infrastructure of the park. But, in the final analysis, there is one more, very important and often overlooked factor when deciding to make a purchase in Cedar Shores. That important consideration should also include the assurance of having an effective board of directors that manage the park in a professional manner.

Investing one's hard earned savings in resort property is a serious decision. Times have changed and property values have declined. Buyers want the assurance that their investment is going to provide them many years of enjoyment with minimum principal devaluation.

What does all this have to do with the value of Cedar Shores Property? The future of Cedar Shores and the future value of park property are directly related to the continuation of an effective board of directors.

Without a volunteer board of directors, we could be forced to employ an outside corporation to manage our park. Without question, Association Expenses would increase dramatically and many of our services would be eliminated or added to the Association Fee.

At the Sept. 2012 Annual Meeting, there will be an election for Co-Owners desiring to become board members. Now is the time for you to step up to the plate and submit, in writing, your desire to have your name placed on the ballot. You may wish to state your reason, and include related information for desiring to participate as a candidate for the board of directors. You can make the difference of continuing the future and value of our park by volunteering to become an active member of the board of directors.

In order to have the necessary information available for the ballot printing, we ask that you please submit your written request NOW!

You may place your request in a sealed envelope and drop it in the mail slot of the Park Office Door or mail it to: Cedar Shores Campground  
5916 Cedar Shores Dr. Harrison MI 48625  
Attn: Board of Directors

### **Important Winterizing Announcement from Cindy and Wally Warner:**

We have come to the conclusion that winterizing units in the fall is far too much for us to handle. We are unable to complete required and necessary tasks for the park shut down and season closing AND take on extra winterizing of private units. It is very stressful gambling with "Mother Nature" and making sure all gets done properly before it freezes. For those that rely on us to winterize your unit -- Please accept our apology. We can refer you to Rob Pringle (989-539-3090) and Terry Pringle (989-539-7058). They are Wally's workers and have experience in doing winterizing. Cost will stay at \$60.00 per unit. Again we are sorry, Wally and Cindy Warner.

# Board President's Report

## Highlights of the June 16th Board Meeting

Board Member, Treasurer Mary Creg submitted her resignation from the Board of Directors, effective immediately. Shirley France also announced her resignation from the Welcome Committee. The Board appointed Linda Weaver, current Assistant Treasurer to take over the Treasurer's position until elections this fall.

Wally noted in his report that our Roads, in the Park, are in bad shape. There is no gravel on top to absorb the brine and new gravel will be needed. During Memorial weekend, the roads had to be brined twice. Wally had three bids submitted for the gravel work and Henry's was the lowest at \$16.50 a ton. The cost to put four inches of gravel on the main road (Cedar Shores Dr.) from Townline Lake Rd. to the Green Bathhouse would be \$15,000.00. The Board will consider this need and take it under advisement. Rick Little agreed to help with his expertise.

An update was given on the project to install new drain tiles on the road down from the Yellow Bathhouse. The Park is waiting on a survey crew to locate the buried electrical lines before we start digging.

The President announced that due to Liability issues "NO Fireworks" are permitted on common ground. People who use fireworks on their own lots ARE Responsible for damages.

An Emergency light bar was approved to be purchased for use on the park pick up truck.

The Recreation Committee announced that they would celebrate the 4th of July on the preceding weekend. (June 30 - June 1)

The Advisory Committee announced that they had received four survey returns and each issue will be answered.

The Safety Committee gave a list of safety violations that were found during inspections.

The Board is still looking for Lot Owners interested in running for the Board. There will be four positions to

fill. Three positions will be a two year term and One will be a one year term. Applications must be received by July 31st, 11:59 P.M. Applications can be turned into the office or to any Board Member.



**From the Desk Of  
the Park Manager:  
Wally Warner**

### IMPORTANT:

Cedar Shores Campground is due for its annual inspection by the D.E.Q and by the Health Dept. Your cooperation is needed to give us a 100% rating. To accomplish this, please keep lots clean. If you see trash laying around, please pick it up. Make sure all grey water tank connections are not leaking and the black water connections are sealed.

We are getting close to the middle of the summer and it's going fast. Here are some updated notes for you to remember.

1 - Leaf pickup will be over as of June 14, 2012 and will restart in the fall. If you do any raking, please take the leaves to compose pile behind the well house.

2 - Any problems that you may have with electric or water, please stop at the pole barn and leave a message in the box located in front of the barn and raise the flag. This box is checked everyday.

3 - All golf carts must have your lot number on them. Please refer to rules and regulations concerning this.

4 - Any Lot Owner that wishes Not to have their lot mowed, please update your markers. Some have faded and are hard to see.

5 - Starting Friday June 15th, when the guys are doing pump outs, any flush valves not work properly (such as leaking or broken handles) will be pumped out; but, a note with the problem will be placed on your door with a explanation of repair needed.



**From the desk of:**

**Cindy Warner**

Office Manager  
989-539-2051

I have had calls asking if I know of anyone that would be willing to rent their unit for family members that want to come and visit. I have only 2 units that are generally booked and a hand full of lots available for those that want to bring in their own trailer or tent. If anyone would be willing to open their doors and share, please let me know either via email or leave a message on the office voice mail. Holidays are a in high demand and rent out very quickly. We can also place rentals on the website for advertisement. Many of the calls I receive check the website ads first then call asking if I know of any others.

I have updated the front map with the "for rents and for sales" that I am aware of. Please check and see if I have missed marking your lot number on the map with either a blue (for rent) or burgundy (for sale) piece of marking taped. This will hopefully make it easier for people driving into the park trying to identify and find places available. Let me know if I overlooked yours. You can also put a post card on the other side with a description and lot number to promote your place. Owners that have not been to there place yet this year may want to check signs that may have dropped out of your windows. I drove around and know that some of you **had** a sign in your window, but it is not visible anymore. Don't forget to contact either Rick, our webmaster or myself to get it placed on the website.

Anyone wishing to obtain a copy of a new phone book please stop into the office. I have the 2012 Houghton Lake and 2012 Clare/Gladwin Area books. These will come in handy if you need to look up a phone number for service on your RV, Motor craft, or golf cart. I have plenty for you to take one home too.

Please make sure that when you are receiving services from Charter or a propane gas company, that the mailing address is different than your service address. We receive lots of bills address to 5916 Cedar Shores Dr. I cannot forward them and will place them back into the mail box as "No Mail Receptacle". Please

contact your provider if you are not receiving your bill to change your mailing address.

Thank You



If you want to have an article in the Cedar Log, please forward your information to Fran Medina at [cslogfran@yahoo.com](mailto:cslogfran@yahoo.com) Don't forget to check out the website it has all announcements and notices that are informing owners of conditions, announcements and information, SO, AS ALWAYS..... **CHECK THE WEBSITE FOR NOTICES OFTEN.**

## Cedar Shores Office

### Contact Information

5916 Cedar Shores Dr.  
Harrison, MI 48625

Phone: 989-539-2051  
Fax: 989-539-2051  
Email: [cscampground@gmail.com](mailto:cscampground@gmail.com)

Wally's cell: 989-293-3153 (please use **only** for emergency - otherwise call office and leave message)

### Office Hours:

Summer (April 15th – October 15th)  
Saturday: 9-noon AND Sunday: 9-noon  
Winter (October 15th – April 15th)  
Saturday: 10-noon

Please take a minute and read and or reply to the attached survey.

## Make a Difference Survey Information

Thanks to those members who have taken the time to send in their comments, concerns and suggestions to the Advisory Team. If you have not yet responded to the survey, or did not receive a Survey Sheet, you may print one from the on-line May Cedar Log issue, or stop in at the park office and pick up a copy to complete and submit. It isn't too late to let us know your thoughts and opinions on any park matter you wish to express.

Because it is not necessary to sign the Survey Sheet, we will be posting all information pertaining to this survey on the Cedar Shores Web-Site and in The Cedar Log throughout this 2012 season.

Please refer to these two information areas to keep up on the progress of this project.

Results so far include the following items submitted on Survey Sheets:

1. Placement evaluation and proper care of Portable Toilet at the Lower Beach area.
2. Road condition to Lower Beach
3. Concern of only one Road for ingress and egress to Lower Level
4. Weed growth in Swimming Area, Beach & Volley Ball Area conditions at Lower Level
5. Increase Parking Area & Repair Pot Holes at Boat Launch Area
6. Repair Door Latches in bathroom Men's side. (Specific Bath-House not listed)
7. Kudos to Park Managers & all Volunteers for their most appreciated work
8. Need to have Announcements made at Sunday Coffee Hour published well in advance of event.
9. Need for an "Information Center" scrolling sign to more Quickly & Easily inform members of up-to-date events and information

Most of these items require review and consideration by the board of directors, park managers, and/or specific committees. The Advisory Team will forward each of these items to the proper person/s for review and follow-up for a timely posting of replies.

Meanwhile, return often to the Cedar Shores Web-Site to stay current on the project progress.

Advisory Team

Linda Weaver Lot # 159

Tom Finn Lot # 195