



Public Meeting

May 13, 2026

7:00 PM, Huron Pointe Yacht Club

Board Member Attendees:

Ken Mulder – President	Bill Fromius – Trustee (Excused)
Dean Parent – Vice President	Brett Kurily – Trustee
Trina Barta – Secretary	Joe Raymon – Trustee
Louis Bitto – Treasurer	

NOTICES – n/a

UNFINISHED BUSINESS

1. Canal Muck removal update – Ken Mulder
 - a. Ken provided an update that the project is moving forward. The contractor is waiting for the final signatures from the township and then they will provide a timeline. However, expect the project to run the entire summer.
 - b. He also reviewed the 3 options that the contractor offered for the bag placement. Each of those are explained in the meeting presentation material.
 - i. The bags will have caution tape place around them. Fencing was considered but was too costly and the team felt it would not deter someone.
 - ii. The bags will have a special polymer added to help dry the material faster. Once all the bags are filled, the first bag should be ready to be emptied and refilled for phase 2.
 - iii. 20,000 cubic yards of material is planned to be removed
 - c. Boats will not be able to run through the canals during the project – the working barge and the floating hose will impede passage. Additionally, boats should not be stored in the canal since the machine cannot get under the boats to properly clear the muck.
 - d. Payment of project can be expected in residents next tax bill. (approx. \$10,000 / lot) which can be paid in full or over 10 years.
 - i. NOTE if the final cost is more than 5% less than the estimate residents will get a refund for that amount.
2. Right Of Way Park Update – Dean Parent
 - a. Due to complaints to the Department of Roads, the ROW area can no longer be used by the community.

- b. HPHA Board is investigating alternative options for taking over the space for use by the community:
 - i. HPHA takes ownership of the space so the entire subdivision can use it. This has legal and cost implications.
 - ii. Harrison Township takes ownership of the space, which would allow anyone in the township access to the site. This has cost implications, the township is open to this but HPHA would need to handle all the costs.

NEW BUSINESS

- 1. Board Changes
 - a. Ken Mulder shared that due to changes in his work schedule that he needed to step down as President of the HOA and asked that Dean Parent and he switch positions. Making Dean President and Ken Vice President.
 - b. He also asked if any other residents wanted to join the board – there was no response from the residents in attendance.
 - c. The remainder of the board stays unchanged.
 - d. Residents in attendance approved the change.
- 2. Financial Update – Louis Bitto
 - a. Louis provided a financial update and membership review:
 - i. 2026 YTD income of \$2,915 with expenses of \$1,649.30
 - ii. CD total is \$35,104.49
 - iii. Current membership year to date is 141 households
 - b. Brett Kurily communicated that dues are collected in March of each year but that the board will be stepping up efforts to increase membership throughout the year
 - i. Using FB, email newsletter, web site, yellow signs and dedicated table during food trucks.
 - ii. Brett asked residents in attendance that the best they can do to help support the neighborhood is to ask neighbors to sign up!
- 3. Cormorant Removal
 - a. Special guests in attendance: Mary Kay Sogge from Alicia St. Germaine's office, Todd Wills DNR Station Manager and Jim Francis Michigan DNR Fisheries Administrator.
 - b. Mary Kay reviewed the letter that Alicia has sent to Michigan Congressional Delegates and communicated that she has support from the 26 state

representatives asking for \$1.0M to help deter / remove the cormorants around the state. Additionally, other lake front communities are in support of addressing the cormorant situation and ensuring that Lake St. Clair is a priority.

- c. Jim explained that other areas in Northern Michigan have been actively managing these birds, but Lake St. Clair has not had the funding to do so.
 - d. Todd explained that several years ago the DNR had been monitoring nests in the grassy island at the Metro Park as well as down at the end of the lake but stopped. They will start counting the nests again this year.
 - e. The approved options for control are as follows:
 - i. Remove nests, Oil nests, Remove trees so they have no place to nest
 - f. Jim outlined the plan they are working on with the Metro Park
 - i. Remove the trees to stop nesting
 - ii. Add netting across the entire island so the birds have no habitat. Surrounding area is mostly phragmite which the birds will not nest in
 - iii. These efforts will deter the birds from stopping in the area as they continue their migration.
 - iv. Once the trees are removed and netting placed, the DNR will track and research where the birds go to be able to continue work on mitigation.
 - v. They hope to start this effort this summer.
 - g. Mary Kay passed around a petition to remove the cormorants and start mitigation efforts. Residents are asked to sign that.
 - h. Resident questions:
 - i. Why can't the birds be hunted? Jim and Mary Kay explained that the birds are regulated by the federal government and cannot be hunted since they are a protected migratory bird.
 1. See more information here:
<https://www.fws.gov/regulations/cormorant>
 2. Additionally, Ohio and Ontario both tried hunting the birds to control the population and it was not effective
 - ii. If the birds are pushed off the Metro Park trees, won't they just nest in neighborhood trees? Jim answered that the birds prefer a quiet place like what they have at the Metro Park. Neighborhoods are not quiet so they will not nest there.
4. Weed Control – Dean Parent
- a. Dates for treatment were reviewed:
 - i. June 5, July 10, August 7 – NOTE: Timing may be affected by the canal dredging. Dean will ask the supplier and provide an update on FB.

- b. The same supplier as the past 5 years will be used. If any residents has trouble areas, please reach out to Dean or the board of directors to get that area re-applied.
 - c. The SAD for weed control was renewed 2 years ago and it is a 5-year contract. Residents will be informed when it needs to be renewed again. Venetian canal is on a separate SAD and timeline.
 5. Calendar of Events – Trina Barta
 - a. Trina reviewed the calendar events and new location for the food trucks
 - b. Events:
 - i. Garage Sale: 5/15-5/17
 - ii. Boat Tie Up: 7/19 (rain date 7/26)
 - iii. Fall Party: TBD
 - iv. Community Meeting: October date TBD
 - c. Food Trucks:
 - i. Food trucks begin June 4th and continue every other Thursday through August
 - ii. New location for 2026 is in the small driveway area of North Star Sail Club parallel to S. River Road directly across from the entrance to Lakeshore Drive
 - iii. Check our FB page or website for details and menus:
 1. <https://www.huronpointehoa.com/current-events>
 2. <https://www.facebook.com/groups/HPHA.US/events>
 - d. Resident question – Why did we have to move the food truck location? See ROW update in Unfinished Business section of these notes.
 6. Buoys – Joe Raymon
 - a. Lakeshore, Lakeville and Venetian Buoys will be installed in the next 1-2 weeks.
 - b. Resident made note that the Metro Park buoys area slightly south than the navigation charts show.

OPEN PUBLIC COMMENTS & QUESTIONS

- **Jefferson Repaving:** Macomb County Dept of Roads has confirmed that Jefferson between 16 mile and S. River is scheduled for repair starting in June 2026.
- **Subdivision Road Resurfacing:** Resident asked if there is any chance for our sub to be repaved. Ken and Dean communicated that if someone in the sub is interested in having their street repaired, they are welcome to handle. Other neighborhoods in the township have done this. There are new options available with support from Macomb

County but the project must be less than 1 mile long. And the project would need to be just a cap vs. grind and redo. Suggestion that if there are smaller streets or portions of streets that need to be done to focus there vs. trying to get the entire sub completed.

- **AirBnB Vote Status:** Many residents have been complaining about short term rentals. The Harrison Township board asked the planning commission to provide input which they did. Board is reviewing but has not provided a decision yet.
- **Increasing Dues:** Several residents recommended that the board increase dues. The current rate is very small and we could do more as a community with more funds. Board wants to ensure that any increase in dues would provide additional value to the residents. Board agreed to take this under advisement and report back at the fall meeting.

CLOSING

- Ken thanked residents for attending.