



WARBLER'S HIDEAWAY NEWSLETTER

FALL 2023

PRESIDENT'S REPORT...

I would like to thank all the people who have volunteered their time and continue to volunteer their time to do the caretaking needs of Warbler's. It just shows that we are one big family made up of different people. We are still searching for a reliable, qualified person to fill the caretaker position.

The Fourth of July parade, pig roast, and fireworks were once

again a success this summer. The fishing tournament with the kids was also fun to watch.

It makes me happy as your president to see everyone come together to make Warbler's such a great place to be.

DL Schopp



VICE PRESIDENT'S REPORT...

Hello Warbler's members,

It has been a great summer. Thank you to the Misiak family for starting it off with the fantastic kids' fishing contest. Also, special thanks to Brandon Vican for your help with the successful opening of the pool. Then we had an amazing Fourth of July celebration. I'd like to personally thank everyone who contributed to making it a success, from our new social committee chair, Christine Murray, to the volunteers who stayed up all night roasting the pig, the Lovells fire department for leading our parade, and the volunteers who helped with the kids games, decorating and cleaning for the dinner, and lastly the volunteers that organized and executed the fireworks display. The entire day was phenomenal!

I'd like to also thank Rachel Sebolt, Alisa Dingel, Christine Murray, and Paul Wayco for all of your efforts organizing, cleaning, and turning in the donated empty cans and bottles. It's incredible how much the cans contribute to our fireworks display.

As you know, we currently do not have a caretaker, but with many volunteers (who are greatly appreciated) we are getting the job done. We are still currently seeking someone to fill the caretaker position. If anyone has a referral or would like to interview for the position please contact DL Schopp or myself.

We still have many painting projects such as buildings, decks, etc. If anyone would like to volunteer please call, text, or email me at (810) 348-6337 or slupka@sbcglobal.net.

We are going to have three board member seats to fill at the annual meeting. There are several candidates running this year so please be sure to cast your vote for the three candidates you believe are the best fit for our association. Your vote counts! Also remember you, as members of our association, are welcome and encouraged to attend all of our board meetings. I would really like to see everyone there.

Any questions, comments, or concerns please, always, feel free to contact me at (810) 348-6337 or at slupka@sbcglobal.net

Thank you, Darren Slupka

MESSAGE FROM THE SECRETARY...

We have great news to pass along! Due to the generous donations of our members and the proceeds of the pancake breakfast held during the Fourth of July celebration (thanks to Sherri & Jeff Barber and Debbie and Chad Morgan for hosting) we had enough monies to purchase an AED for our Association.

Once the AED arrives, we will determine the best place to house it and have instructions on usage by an R.N. We will keep you posted on this important information via our Facebook page and our website- www.warblershideaway.com. Thanks to all who made this very important addition to our Association possible.

I would also like to take this opportunity to thank all the Warbler's members who have donated time to the upkeep of our grounds with the absence of a caretaker. We have numerous people who have stepped up greatly - DL and Melissa

Schopp, Paul Wayco, Darren Slupka, Chuck Sebolt, Ed Worrell, Alisa and Matt Dingel, just to name a few. Many others have contributed their time as well. Thank you to Jack and Gloria Horner and Gary Vican for painting the bridge. Thank you to Ryan Reamer for repairing and maintaining our equipment. Also, thank you to the Weiss family for the very nice bench in our fairy garden. Recognition should also be given to our Fireworks Committee as they put on a tremendous fireworks display for our Fourth of July Celebration! Thank you to Mr. Larry Lipinski and LeeAnn Newlin for the flowers at the pool and the Pinter family for the flowers at the front of the Association. If I have forgotten anyone, please let me know so we can recognize them as well. So many members contribute and you do not go unnoticed!

Thank you,
Robin Thoms

TREASURER'S REPORT...

I hope everyone has had a chance to enjoy some of our amazing amenities this summer! The pool has been warm and welcoming, a wonderful respite after a day on the river or trails!

Our dues revenue this fiscal year, \$75K, is at a 94% collection rate from our projected \$80K and we have recovered over \$2000 in back fees thanks to the many efforts of our secretary, Robin Thoms. The campground is full of

active, dues paying members. Daily site camping has been light. Rental house bookings are down but that is on trend with the market currently for AirBnB.

Many cost savings were instituted last year. This year we are spending funds on upkeep and maintenance. General expenses are hovering at 50% to budget in the homestretch with some large projects on the horizon.

Hope to see everyone at the annual meeting.
Alisa Dingel

CONSERVATION COMMITTEE REPORT...

- We had a Conservation meeting on July 8th and I would like to thank everyone in attendance.
- There was a great turn out for the mulch project in the archery range in the Spring. Thank you to everyone who helped. This was truly a community event.
- We have 10 bat houses in the back side of the main garage, and I will be setting up a work party for Saturday 8/26/2023 at 11:00 a.m. for anyone that is willing to help.
- There were some requests to change the name of the Hunters' Banquet to the Sportsmen's Banquet to be more inclusive. The attendees at the Conservation meeting were all in agreement to change the name.
- The Sportsmen's Banquet will be held on Saturday, Nov. 18 at 6:00 p.m.
- I will be stepping down from the Conservation Committee at the end of the year. I would like to continue with the Sportsmen's Banquet at this time. If anyone is interested in chairing the committee, please contact Bill Thoms at warblershideaway@gmail.com or (734) 552-6807.

Thank you,
Bill Thoms

UPDATES AND REMINDERS:

- **Please watch your speed in the Association.** The speed limit in the inner circle is 15 mph and 5 mph in the campground. This is for the safety of all!
- Fick & Sons propane price for Warbler's members will be \$1.599 for the 2023/2024 heating season (10/1/23 until 4/30/2024)
- The dumpster in the campground is for campground only and is necessary to keep the campground clean. Excess usage causes the bill to be more than doubled.
- We are always looking for volunteers for social events to helping around the Association. If you wish to help, contact Robin at (734) 552-6806 or e-mail at warblershideaway@gmail.com.
- We would like to take a moment to acknowledge the members who are no longer with us. As the names of members are not always passed on to us, it is difficult to list those members. We do not want anyone to feel their family or friend is left out. Please know we are saddened by the loss of all our members.

AGENDA...

Annual Meeting

Warbler's Hideaway Association

Saturday, October 7, 2023

1:00pm at Warblers' Clubhouse

1. Call meeting to order with the Pledge of Allegiance
 2. Roll call
 3. Reading of minutes of the previous meeting
 4. Reports of the Officers
 5. Reports of Committees
 6. Unfinished Business
 7. Election of Officers
- Organizational Meeting of New Board to Follow.

UPCOMING EVENTS MARK YOUR CALENDAR

Labor Day Weekend Events:

- Pancake Breakfast** - Sept. 2, 2023 9 a.m. to 11 a.m.
- Community Bonfire at Pavilion** - Sept. 2, 2023 at 8 p.m.
- Conservation Meeting** - Sept. 30, 2023 in clubhouse at 11 a.m.
- Annual Meeting** - Oct. 7, 2023 in clubhouse at 1:00 p.m.

Halloween Party and Trick or Treating:

- Party in Clubhouse** - Oct. 7, 2023 at 5 p.m.
- Trick/Trunk or Treating** - in the campground following party. (This event is for all children/grandchildren in our Association and the neighboring community.) All decorated cars, side-by-sides or golf carts are welcome to participate. All you need is a decorated vehicle and some candy.

Sportsmen's Banquet - Nov. 18, 2023 in clubhouse at 6 p.m. (Please bring a dish to pass)

FIREWORKS COMMITTEE...

We had a wonderful sixty-minute fireworks display this year as we carried on with John Newlin's tradition - one he loved.

Early this summer the Board approved for myself and two others to attend a safety certification class. I appreciate having the opportunity as this allowed for us to continue with the fireworks with additional knowledge and training. Thank you to all the members that came to this year's show and to the Board for allowing us to receive the additional training. Special thanks to Dave Bottini, Chuck Sebolt,

Darren Slupka, Gary Vican, Chad Chinavare (future member), Johnny Newlin, DL Schopp, Rocky Cole, Jeff Kerr, and Ryan Reamer for their assistance with set up, loading, lighting, safety, and cleanup. A big thank you also to the Lovells Twp Fire Department for remaining on-site and keeping us safe. I am looking forward to next year's show and to seeing how we can continue to make the display better every year. Remember to stay hydrated when at Warbler's and donate those empties afterwards. The donations are extremely helpful!
Steve Pilchak

IMPORTANT INFORMATION FOR THE 2023 MAIL IN BALLOTS FOR BOARD OF DIRECTORS

There are (3) three positions available for Warbler's Hideaway Board of Directors for a term of (3) years. All mail-in ballots must be in the hands of the Warbler's Secretary prior to the October 7, 2023 annual board meeting or you may bring your ballot to the meeting if you are attending. You may also place your ballot in the black box at the front of the Association (not the white suggestion box), but please place it in a sealed envelope. Vote for the candidates of your choice by placing an X next to their name. You need to pick (3) candidates - each candidate will receive the number of votes matching the number of lots owned.

These ballots are handled with the utmost discretion. Once received, the envelopes are placed in a locked safe to ensure no tampering is possible. Envelopes are not opened until the day of the meeting and are opened in the presence of the members attending the meeting. Only ballots with the Warbler's Hideaway seal are official.

Mail your ballot to:

Warbler's Hideaway Association, Attention Election Committee, 2704 Lovells Rd., Grayling, MI 49738

MEET THE CANDIDATES...

ELVIA BOTTINI

Hi, my name is Elvia Bottini. I am married to David and we have two kids, Natalie and Ilario. We have been members of Warbler's Hideaway since 2021. Prior to owning, my family and I had been coming up with friends for the previous six years. We fell in love with the area and everything Warbler's has to offer. When the opportunity to buy a house arose, we knew we had to jump on it. We come up as often as possible and my favorite time to be up is fall and winter. My husband and I have volunteered for several events, including the hunter's banquet, the mulching of the archery range, and the last two fireworks displays. My husband helped with the installation of the security cameras at the clubhouse and is always willing to help the Association when called upon. We are thankful to everyone on the current board and all they have done for the community. To show my appreciation, I would like to serve on the Board and give back to the Warbler's community. Thank you for your consideration.

ANDY JOSEPH

My name is Andy Joseph and I am pleased to be running for the board of Warbler's Hideaway Homeowners Association.

I have been married to my loving wife, KJ, for 29 years who shares my appreciation of this area and the great community here. We discovered Warbler's Hideaway in 2015 while vacationing with friends at their family cabin and fell in love with the place. Shortly after, we brought property and began camping at Warbler's while we spent the next couple of years clearing our property. We started our cottage on Timberlake Trail in 2018 and did most of the work ourselves. We have many fond memories of hard work, getting help from other members, and having fun along the way!

In my professional life, I am the VP of Engineering at Promess Incorporated, a provider of innovative sensing and motion control solutions for manufacturing. My responsibilities include establishing product vision, directing engineering groups and software teams, and working with others in senior management to shape business and

MEET THE CANDIDATES CONTINUED...

marketing strategy.

I enjoy spending my spare time hiking, mountain biking, canoeing/kayaking, and doing home improvement projects with KJ and our family and friends.

With our cottage done, I look forward to helping out at Warbler's so it continues to be a great place to live, visit, and enjoy for all its members and future generations. If elected, I will apply my leadership experience and collaborate with board members and volunteers to keep Warbler's running smoothly. Thank you for your vote.

KEN MISIAK

I am a resident of Bay City, Michigan, and a third generation of Warbler's Hideaway Association. My grandfather, Dick Misiak, served multiple terms as President and many years on the board. The great memories I have from spending summers up at Warbler's heavily influenced my decision to acquire a degree in Natural Resource Recreation & Tourism Management from Michigan State University. I have spent multiple summers working for the Huron National Forest, Michigan State Parks, and Saginaw County Parks, acquiring knowledge of managing day-to-day operations of recreation areas and facilities.

I currently work as Operations Supervisor for Bay County Mosquito Control and spend my free time during winter coaching the Freshman boys' basketball team at Nouvel Catholic Central High School in Saginaw, MI. As a prospective board member, I hope to help continue Warbler's Hideaway legacy as a fun, safe, and welcoming recreational community as well as helping it adapt to the needs and wants of younger families and future generations.

THOMAS MURRAY

Hello. My name is Thomas Murray. I am pleased to announce that I am running for a seat on the board of directors. I have been an engineer for 30 years and currently teach technical problem solving for Chrysler. I have had a cabin here for over 15 years and have raised my kids and grandkids here at Warbler's. We consider Warbler's home and its members our friends and family. I am looking forward to listening to the ideas and concerns of members of our Association and being a voice for you. I would love to give back to our community by serving on the Warbler's Board of Directors and I appreciate your support.

RACHEL SEBOLT

My name is Rachel Sebolt and I am running for the board. I've spent summers with my family at Warbler's as far back as I can remember. My Grandfather started bringing his family here in the 1960's. Now my husband, Chuck, and I spend as much time here as we can year-round. I earned a bachelor's degree from Michigan State University and a master's degree from Central Michigan University. I have assisted with taking minutes for this current board and volunteered with the Social Committee to help with the kids games over the 4th of July celebration. If I am selected for this board, I'll work as a team player to help out and do what is best for Warbler's and the membership. Thank you for your consideration.

Please be advised that the Residential Property Rental Ballot is a **survey** only and not to be used as an official vote. Thank you!

