

Mt. Kemble Lake Association, Inc.
Annual Meeting – March 7, 2008

The annual meeting of the Mt. Kemble Lake Association, Inc. was held on March 7, 2008 at the Clubhouse. The meeting was called to order at 7:45 pm by President Austin Godfrey.

Copies of the 2007 Annual Meeting minutes were provided to members who were then approved with no changes.

Detailed reports by the Committee Chairs may be viewed on the website, www.mountkemble.org.

Following is a summary of the committee reports:

Beaches and Docks: Alum treatment was applied in May to suppress/remove phosphorus from the lake. No algaecides had to be applied during the course of the summer. Secchi disk measurements performed by Bill Canada indicated clear water to a 5 foot depth through most of the swimming season. Water testing was performed on a weekly basis and readings were well within safe ranges throughout the swimming season.

Approximately 40 residents helped with Spring Clean-up and beach preparation. A new diving float was installed off from the East Beach. The stone retaining wall installed at East Beach, area was cleaned, and the dock power-washed by Bruce Scolnick. New ladders were installed on the diving float at the Main Beach. The picnic table was painted and an umbrella was installed, thanks to Austin Godfrey. Allied Biological replaced plantings around the Breeder Pond that had not survived the 2006-07 winter. Water lilies and other plants added to help filter water flowing into the lake

The Beaches and Docks Committee is composed of Chris Alvey, Roe Bowden, Bill Canada, Terry Dwyer, Mark Qualben, and Bruce Scolnick; provided excellent advice and assistance throughout the season. The Goose Patrol (Diane Bonar, Bobbie Coulter, Jane Fitzsimmons) were alerted to possible duty but no breeding pairs were found in the spring. Badges were distributed to all residents whose dues were current, and the following notices were distributed to residents: Goose Sighting Instructions, Water Safety, Boat Safety, Boat Disposal Notice (regarding boats not identified with owners' names).

Clubhouse Maintenance: Mary Van Kirk gave thanks to Committee Members Guy Bowden, Mick Merenda, John Murray and Phil Van Kirk. John was particularly helpful in overseeing the roof/gutter project. Other members of the community were also thanked including Ken Heiden, Ray Negele and Bruce Bowden. Preventative maintenance was conducted throughout the year. The largest project was removing the gutters and replacing rotten wood.

Housekeeping: The Clubhouse is now being used an average of 6 days a week. Uses included: Meetings of the MKL Association, Country Club & Lakeshore, Adult Parties, Children's Parties, TGIF's, exercise classes, Committee meetings and events (such as the VSA dinner, Recognition Dinner), and Rentals (including Private Parties & Memorials).

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The new bar was finished, complete with the wine/beer/soda cooler and the refurbished brass rail from the old Mount Kemble Lake bar downstairs. Bettina thanked Dave Denson for his design help, Mick Merenda for much of the preliminary work on the cooler and his expertise on bars in general, and Mr. Mark Qualben for building the structure single-handedly. As many have remarked, “It looks just like a real bar”. The flooring (which will match the kitchen flooring) has been ordered and is due to be installed in the next couple of weeks. New lampshades for the ballroom chandeliers were also purchased.

The basement clean-up continues. Bettina thanked Joyce Murray and Guy Bowden for their commitment and dedication in organizing and renovating the stairway and in particular the entranceway to the record room. Future plans include a new refrigerator and knives for the kitchen, sinks and fixtures for the bathroom and further upgrades to the bar area cabinets and liquor storage areas.

The Clubhouse Committee will meet again in the spring to review the MKL Clubhouse Long Term matrix (originally created by Lori Denson) and to continue our short & long term clubhouse planning.

Grounds: Mark thanked the Board for their support and assistance throughout is term as Grounds Chair. During the year, the following improvements to the grounds were achieved: the tennis court was rebuilt, scrub trees by the dam were removed, and an aggressive maintenance program regarding treed areas was pursued which resulted in reduced power interruptions and roadblocks. Mark thanked Diane Bonar, Ellie Burd, Ken Heiden, Theresa and Ray Jones, Joyce Murray, Cliff and Nicole Bridge and Bill Canada for helping to beautify and maintain the grounds and garden.

Roads: The spring cleanup was successful. Joyce Murray suggested that we locate all the drains throughout the community and mark them on a lake map. This was completed and handed out at both the spring and fall cleanups. The Summer Road Patrol went smoothly and there were no incidents reported. Halloween went very well. A portion of Primrose was closed to traffic because of a safety issue with the children. Yellow tape was placed around the construction equipment for the road paving and Newton White kindly provided someone at his home to make sure no one poked around his site. There was a bit of a scheduling snag with the fall cleanup. However, Carl and Diane Bonar graciously opened their home for morning coffee and lunch. The fall cleanup was held as late as possible, just before Thanksgiving this year. The leaves hung on later than usual thus having to have Chris Backshall do a second swing around the lake for more leaves; this had to be done so he could later plow the roads. The annual spring cleanup will be Saturday, April 19th, with a rain date Saturday the 26th of April.

Treasurer’s Report: Austin presented a financial package on behalf of Bob Yingling who was absent from the meeting. The package was discussed with commentary on future roadwork and improvements. Some changes to the overall appearance of the report were also suggested.

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Other Topics:

Austin presented a road construction report, and asked members to review the driveway area in front of the clubhouse to propose possible practical and aesthetic improvements.

A Committee comprised of Austin, Gail Allyn, Rick Barrett and Newton White has met to propose rules and regulations regarding construction sites within the lake community. Details will be forthcoming.

By Laws Changes:

The proposed change to the By-Laws regarding late payment of dues and assessment procedures was approved.

The proposal to modify the number of physical meetings required by the Board was approved.

Nominating Committee: The candidates for election were presented to the Board. Elected to two-year terms were: Austin Godfrey, Bob Yingling, Barbara Coe and Diane Bonar.

Respectfully Submitted,

Nancy Priscu