

November 3, 2014 Mt. Kemble Lake Association Meeting

Board Members Present: Austin Godfrey, Rick Barrett, Tawnya Kabnick, Barbara Colter, Bob Edgar, Joyce Murray and Tim Lukacs

Not present: Barbara Coe, Joan Haynsworth

Meeting was called to order by Austin Godfrey at: 6:30

HOUSEKEEPING - joyce@jjmurray.us.. The clubhouse was used 3 times in 2 weeks and left in good order.

CLUBHOUSE - rjedgar63@gmail.com – The clubhouse exterior was painted. Associated Fire came to do inspections today.

WATER SYSTEM - ribarrett@aol.com – The generator was operational as of 9/11 and has a 1 year warrantee. Rick is looking into the cost of extending the warrantee.

The water tanks are going to need some interior work. Rick is putting together a cost analysis to bring to the annual meeting.

The State is asking for more information on the Dam and the repairs have been put out to bid to three contractors. There is some concern but Ruth pointed out that we are only permitted to lower the lake in the spring because we feed a trout stream. Bobbie questioned why we did not use Langon, who was not responsive but seemed well connected.

GROUNDS: jehaynsworth@gmail.com – no report

Community – WaffCoe@aol.com – Barbara requested that any news for the newsletter be given to her by Thursday. The board has asked for notification on fall clean up, nominations for the board, nominations for a “non-board” financial review and street parking is permitted.

BEACHES AND DOCKS- 1ruth.chaney@gmail.com – no report

ROADS- - tlukacs@yahoo.com Last year we did a pre-Halloween clean up. Tim is going to confirm whether or not this would require additional funds. Leaves are not to be put on the street before November 16th. THE ROADS MAY NOT BE BLOCKED!

Any materials left on the roads may be pushed back into the owner's yard to keep the roads safe. Backshall will come a week before Thanksgiving to clear the roads after Road clean up on November 22nd.

No parking signs will be put up in for locations where it is difficult for emergency vehicles to maneuver, vehicles parked in the no parking zones will be subject to towing. There is No parking in the fire lanes ever!

The street by the Brock/Godfrey is due to be adjusted to the actual lot lines when the next paving is due. However the new home being built has the curbs running past their property into the area where the street will run. Tawnya will send the builder a letter requesting that the block work be pulled back to the property line. If the builder does not comply then we will call Bob Fox from the town.

Proposals came in for the drainage and paving work and Martin will commence work next week. 3 new storm drains will be replaced by the Kern's and Murrays, a French drain will be installed and two sections of roadway will be paved. By Kendall /Deitz and Qualbaum. He will also repair the pothole on LTW and Primrose where the water main broke.

TREASURER- Barbara C. Coulter [mkltreasurer@gmail.com]

Barbara passed the Bank Balances & Reserve Liability Accounts, Budget vs. Actual, and transactions over \$1,000. (these reports can be viewed on the MKL website). We need a bylaw change to change the billing date from December to January. We will bring the by-law change to the community at the annual meeting. In the meantime she will hold this year's checks until January to get us on tract.

Community – WaffCoe@aol.com – Barbara requested that any news for the newsletter be given to her by Thursday.

The Mt. Kemble Lake's money is being moved to Peapack-Gladstone bank.

13 residents are late with dues and will be required to pay late fees this month.

Barbara asked each board member for their budgets. A budget package was sent out showing: what was spent, projections, and a 3 year history. The budgets will be voted on at the annual meeting.

New Business:

Self-nominating forms for election to the board of directors were put in mailboxes last week.

This year's financial review committee consisting of Bob Yingling, Charlie Priscu and John Murray wrote a report suggesting that there be a standing committee where one member rotates out every year and that they review the books prior to the annual meeting. The board agreed that this is a good idea. We now need one person to replace Charlie Priscu for this year's financial review..

Tawnya will get a Nominating committee together for a volunteer to do the financial review and members to run for the board.

The meeting was adjourned at 7:22

Respectfully submitted,

Tawnya Kabnick,
Secretary
tawnya@tawnyakabnick.net

Board meetings are scheduled for the following dates:

November 3, 2014 7:30
December 1, 2014 7:30

Meetings are held in the clubhouse