

Mt. Kemble Lake Association Meeting

September 11, 2017

Board Members Present: Rick Barrett, Bobbie Colter, Tawnya Kabnick, Austin Godfrey, Ken Heiden, Bob Edgar, Charlie Priscu

Not Present: Ruth Chaney Joan Haynsworth?

Meeting was called to order by Austin Godfrey at: 5:00

HOUSEKEEPING: Joyce Murray - joyce@jimurray.us

The carpets have been shampooed. The Murrays bought a huge mop for the floors. The clubhouse was cleaned and their deposit can be returned.

GROUNDS: Joan Haynsworth :- jehaynsworth@gmail.com – No report

CLUBHOUSE: Bob Edgar - rjedgar63@gmail.com –

Nothing new to report on the clubhouse. Bob contacted an engineer about the dump, lot, and ballfield area who will send over a proposal.

BEACHES AND DOCKS: Ruth Chaney - 1ruth.chaney@gmail.com No report

WATER SYSTEM: Charles Priscu – cpriscu@nycterminal.com

The poles have been installed for the electricity to the water tanks. The Electrician will run the electricity in October.

ROADS: Ken Heiden –Kcheiden@gmail.com Ken dressed some road spots with gravel and trimmed road edges around the lake. Road cleanup is scheduled for Saturday the 18th of November.

WATER SYSTEM: Rick Barret - ribarrett@aol.com

We should have the biannual report on the dam soon. Rick is considering clearing the path to the dam to make it more accessible.

The DEP inspector mentioned the condition of the pipes in pumphouse 2 during his last inspection. We will need to replace the rusted pipes next year. A few years ago we replaced the pipes in pumphouse 1. In theory since we don't utilize the 3rd well at some point the DEP will force us to decommission it so that expense needs to be put into the upcoming capital budget. Ken had adjustments were made at the pumphouses to keep the water flowing smoothly.

TREASURER: Bobbi C. Coulter [mkltreasurer@gmail.com] –

Bobbi passed out copies of this month's financials. There were no issues. The monthly reports are posted on the MKL website.

It is time to prepare the budgets and Bobbi will email the packages to the committee chairs. Most committees came in under budget this year so it is a good time to look at completing some of the deferred projects.

A letter came from McCaferty's attorney. The property mortgage has been reassigned again and this bank is more aggressive. They are going to try to sell the house but need clear title. McCaferty' owes us \$30,000 in dues and \$60,000 in late fees and penalties however he went into bankruptcy and we now are only entitled to a small portion of that money. The attorney offered a few thousand dollars for us to clear the title. The board discussed the issue and unanimously voted to have Bobbi negotiation to get the best offer she could with the attorney and bank so the home could be sold.

The budget submissions will be discussed at the next meeting.

A lean is going on the Sumas property for past dues.

New business

Lori Denson sent an email saying that Tree Tech found one of our trees that is dying close to their home. He could not remove the tree because it stands over power lines and suggested she call JCP& who then, took the tree down and left it on their property. JCPL will chip and remove small branches up to 3 ft., cut manageable size wood pieces and pile them neatly on the property but only if done during the proper cycle. Everything was left on their lawn. It was an error and the board will pay for half of the cost to remove the tree. Residents must call the grounds chairman if there is a tree threatening their home on Lake property and the chairman will have it taken care of appropriately.

The meeting was adjourned at: 6:05

Respectfully submitted,

Tawnya Kabnick,

Secretary

Next meeting

tawnya@tawnyakabnick.net

Board meetings are scheduled for the following dates:

October 9

November 13

December 11

