

**MT. KEMBLE LAKE ASSOCIATION BOARD
MEETING MINUTES – JANUARY 5, 2024**

Board Members Present: Gail Allyn, Rick Barrett, Bob Edgar, Tawnya Kabnick, Laura Landy, Tim Lukacs, Karen Sabol, and Jennifer Siegler

Outgoing Board Members Present: Lori Denson, Milt Hull, Charlie Priscu

Absent: Blake Kabnick, Jeff Sabol

Rick Barrett opened the meeting at 4:00 pm at the Clubhouse.
Main purpose of meeting was to prepare for upcoming Annual Meeting.

Officer and Committee Reports:

Clubhouse Manager – Laura Landy.

- Two private rental requests were approved: Jan. 25 (Kielty) (subsequently request withdrawn); Dec. 24 (Stanton).

Secretary – Gail Allyn

- Discussion of format for upcoming Annual Meeting – will follow same format as last year, including Zoom link, voting on paper ballots, pre-meeting TGIF, etc.
- Meeting notice going out by Thursday.

Treasurer – Jennifer Siegler

- Final inputs for Operating Budget discussed; will be on Ballot for approval.
- Dues increase will be on Ballot for approval.
- Discussion of LCRF 10-year plan and projects for 2024 to be included on Ballot for approval.
- Deck refinishing will be included on Ballot; last done July 2020 at \$3,500 cost; received several estimates in 2023.
- Additional Clubhouse items (wall art, foyer furniture, sound system) will be deferred.
- Include request for \$30,000 for dredging permits based on F.X. Browne report, but would have to be conditional on getting community approval for the dredging project at a special meeting later in 2024 (subsequently decided to defer and to seek approval for permit costs later in conjunction with such a special meeting).
- Additional cost needed for previously approved automated chlorine system will be handled as an overage for which no additional approval is necessary.
- Annual Meeting Notice package will include operating budget sheet, LCRF 10-year plan, description of dues increase and description of LCRF projects.

Old Business: None.

New Business: At next monthly Board meeting on Feb. 12 we will discuss schedule for meetings for the rest of the year.

Meeting was adjourned at 6:00 pm.

Respectfully submitted,
Gail Allyn, Secretary
mklsecretary@gmail.com

Next Board Meetings – Residents can check the MKL website calendar and should contact the Secretary to confirm upcoming meeting dates and agenda, because dates are subject to change. Meetings are held at the Clubhouse and any Association Member may attend.

Next Meetings:

- MKL Annual Meeting – Friday, January 26, 2024 at 7:30 pm
- February 12, 2024 at 5:30 pm