

LIONS HEAD SOUTH ASSOCIATION, INC.

OPEN

February 12, 2024 – Approved February 26, 2024
Board of Trustees Meeting

Present:

K. Wright
D. Gregory

T. Behrens
B. Skelly

P. Comfort
L. LaFerrera

Also

Present: L. Kolesa, Administrator

Absent: J. Cinosky

The open meeting was called to order by K. Wright, Vice President at 9:04 A.M.

Actions Taken:

1. Motion made by T. Behrens, seconded by D. Gregory to approve the minutes for the January 22, 2024 open meeting. **MOTION APPROVED: 5-0**
2. Motion made by D. Gregory, seconded by T. Behrens to approve the minutes for the January 22, 2024 Standing Committee Guidelines open meeting. **MOTION APPROVED:5-0**

Treasurer's Report By- D. Gregory:

- The balance as of January 31, 2024 is \$1,147,366.60 of which includes the CD total of \$587,000.00, total Stock \$106,667.44 and total cash of \$453,699.16.

Old Business:

RV Kayak Storage

- The Recreation Committee have received approximately fourteen (14) resident requests for kayak housing in the RV lot.
- Review of several housing recommendations and RV lot locations.
- Further research required.

Clubhouse – Pinball Machine & Dart Board/League:

- Resident suggestions regarding options and protocol for the addition of a pinball machine to the clubhouse recreational areas as well as starting a dart league.
- Clubhouse Committee to be contacted regarding location availability.
- If access is available and approved by the Clubhouse Committee the Recreation Committee will research and request estimates.
- Estimate and requests will be submitted to the board for approval.

Administrator’s Report – presented by L. Kolesa:

Pool Update:

- January 25th – Specialized confirmed tile and coping installation is scheduled to begin in March.

Thames Project Update:

- Tree replanting to begin this spring.
- Confirmed replanting of fifty (50) trees.
- Township has requested twenty-five (25) replacement species changes.
- Specialized to provide required change.
- Specialized to provide township permit.
- Alligator bags to be provided for water.
- Discussed water delivery options.
- Further researched is required for watering options.

Common Properties Lighting:

Clubhouse:

- January 24, 2024 – exterior front corner additional lighting installed.

Fitness Center:

- Fitness Center front exterior lighting adjusted.
- Three (3) parking lot pole lights adjusted.
- One (1) parking lot pole light replaced (bucket truck required).

Main Parking Lot – Center Island Pole Lights:

- Building and Grounds have requested estimates for removal/repair for the center island lighting.

Front Entrance Tree Lights:

- Front entrance tree lighting is out.
- Turf Masters to forward an estimate for replacement and installation.

Township Sewer Grates – Public Works:

- February 2nd, a request was made for an inspection order with flag for importance for sink hole and sewer grate located a t236 LHB.
- Township will schedule inspections for all sewer grates.

JCP & Light – Update:

- The township has been informed of the lack of response regarding repair and replacement of JCP & L poles.
- J. Bergin, Brick Township Business Administrator and Mayor Crate will be addressing further with JCP & L Government Relations Liaison.

Clubhouse & Fitness Center Water Coolers:

- Due to equipment failure and price increases, both water coolers have been replaced.

Common Ground Tree Removal:

- All 2023 required tree removals have been completed.

Replacement:

- Due to difficulty in acquiring required dimensions of Spruce Trees there are three (3) outstanding common ground properties;
 - 14 Tennis Court.
 - 227 Lions Head Blvd.
 - RV & LHB.
- Trees will be replaced in the spring.

Country Club Hot Water Heater:

- February 2, 2024 – Brick Heating completed installation.

New Business:

23 LHSA & Yorkwood Tree Removal & Replacement:

- February 8th – notified of hazardous fallen tree located in common ground at 23 LHB and Yorkwood.
- Received approved Architectural and township application and permit.
- Removal was completed.
- Replacement is required.

Fitness Center Ceiling:

- Office has been made aware of cracks on the perimeters of the ceiling.
- Further inspection required.

Recreation Committee – Sub-Committees - By. P. Comfort:

- March 19, 2024 meeting – committee will be discussing sub-committees.
- Brief discussion regarding committee voting as written in Policies, Rules & Regulations, Page 35, 11.2.4.
- Board confirmed changes have not been recorded, committee must follow as currently written.

Motion made by B. Skelly and seconded by L. LaFerrera to adjourn the open meeting at 10:49 A.M. **MOTION APPROVED: 5-0**

The next meeting will be held on February 26, 2024 at 9:00 A.M.

Submitted by _____
L. Kolesa Administrator