

LIONS HEAD SOUTH ASSOCIATION, INC.

October 23, 2023 – Approved November 13, 2023

Board of Trustees Standing Committee

Present: J. Cinosky T. Behrens L. LaFerrera
 K. Wright P. Comfort B. Skelly
 D. Gregory

Also, Present: L. Kolesa, Administrator

Absent: N/A

The open meeting was called to order by J. Cinosky, President at 9:05 A.M.

Actions Taken:

1. Motion made by K. Wright, seconded by L. LaFerrera approve the minutes for the October 9 ,2023 open meeting. **MOTION APPROVED: 6-0**
2. Motion made by P. Comfort, seconded by T. Behrens to accept Giacinti Electric, October 15, 2023 estimate to repair lighting to fitness center parking lot, not to exceed the amount on \$2,400.00. **MOTION APPROVED: 6-0**
3. Motion made by K. Wright, seconded by P. Comfort to accept Arborsmith, October 16, 2023 invoice billing for the September 26, 2023 emergency removal of one (1) fallen Pine Tree and two (2) smaller Pine Trees located in common ground at 25 Yorkwood Drive for the amount of \$746.37.
MOTION APPROVED: 6-0
4. Motion made by D. Gregory, seconded by T. Behrens to accept Turf Masters for Core Aerating and Seeding for the amount of \$39,344.63.
MOTION APPROVED:6-0
5. Motion made by P. Comfort, seconded by T. Behrens to accept Riccardi Painting October 17, 2023, 2024-2025 Painting Proposal. **MOTION APPROVED:6-0**

6. Motion made by P. Comfort, seconded by T. Behrens to accept Arborsmith, October 16, 2023 estimate for the removal of one (1) Oak and one (1) Chestnut Oak, located in common ground at 6 Floral Drive for the amount of \$959.63.

MOTION APPROVED: 6-0

7. Motion made by P. Comfort, seconded by K. Wright to accept Game Room estimate for releveling and installation of climate adjusters to indoor shuffleboard for the amount of \$730.38. **MOTION APPROVED: 6-0**

Treasurer's Report: By: D. Gregory

- The balance as of September 30, 2023, is \$1,097,145.61 of which includes the CD total of \$762,000.00, stock total of \$97,131.58 and cash total of \$238,014.03.

ACC – By: K. Fagan

2024 Scheduling:

- Began preparing the 2024 event calendar.
- Noted just a few changes required.

Men's Club:

- November 11, 2023 – Night at the Races.

Social Committee:

- October 28, 2023 – Halloween Party.

Travel Committee:

- October 26, 2023 – Trip to Atlantic City.

WGA:

- October 21, 2023 – Cancer Walk & Golf Scramble.
- Although, the walk and scramble were cancelled due to inclement weather \$4,000.00 was raised.
- Donations went to Mary's Place by the Sea, Ocean Grove.
- Only 3% of donations will be used for administrative purposes the 97% balance will go directly for the women's services.

Architectural – By: M. DeFillipo

- The October fall walk-through has begun.
- Due to the amount of rain, committee members have noted the return of mold and mildew to siding and patios.
- There will be no further mold/mildew violation this year.
- The committee has requested the board review the current grandfather list to confirm stipulations.

Buildings and Grounds – By T. Behrens:

- Exterior lighting has been added to the clubhouse adding light projection to the curb area and front entrance parking lot.
- Turf Masters is completing fertilization application

By – Laws – By: J. Cinosky

- No current updates.

Clubhouse – By: M. Halm

- Clubhouse holiday decorations will be inspected in preparation for the decoration of the new ten (10) foot Christmas Tree.
- Currently, we have not had any luck finding a suitable replacement for the ladies room bench.
- We will continue looking online.

Community Awareness – By: D. Rodgers

- Nothing to report.
- Committee meetings will resume in January.

Finance & Insurance – By: B. Bigley

October 10, 2023 – Review of 2024 Budget:

- Review of pool replacement finance.
- \$210,000.00 was paid to pool replacement fees as required in loan agreement.
- Committee had a few inquires prior to submitting our recommendations to the board.
- Committee will be meeting on October 17, 2023 to complete budget review
- October 17, 2023 meeting was not held to lack of quorum.

LHCC – By: P. DeCarlo

- Budget was completed and submitted to Finance and Insurance for review.
- Thank you to the administration for supervision and suggestions in completing the budget.
- The committee has had some discussion regarding the possibility of raising the golf fees due to the 6% increase in the Bright View Contract.
- The annual tournament was a success, raising \$1,580.00.
- We are still waiting on the contractor to make required repairs and or replacement to the construction of the outdoor pump houses

Nominating – By: C. Facciponti

- Ballots must be returned by November 6, 2023, 12:00 Noon.
- Counting of the ballots will begin November 6, 2023, 1:00 P.M.

Recreation – By: P. Comfort

- November 28, 2023 – Fun and Games.

Approved 2023 Capital Budget:

- Approved \$27,000.00 for purchase of additional pool furniture.
- Estimate was submitted for lounges, to the board for review.

Security – By: T. Katakozinos

Trailblazer Vertical Crosswalk Panels:

- An estimate and request for purchase was submitted to the board at the September 25, 2023 Standing Committee Meeting.
- The estimate will be held in pending proposals and reviewed spring of 2024.

Website – By: T. Bruzaitis:

Advertisement Contractors:

- We have been receiving random emails requesting to be added to our website.
- We are unable to do proper vetting.
- All vendors/contractors are encouraged to contact the Pride or ad pricing and placement.

Committee/Club Updates:

- Just a little nudge – we are still not receiving committee or club updates for events.
- Information can be shared on the website prior to the monthly Pride.
- Requesting board liaisons to encourage the committees and clubs to submit any upcoming or changes to events.
- This information is also streamed through the clubhouse library television.

Committee Reminder:

New Residents Meeting:

- Meeting is scheduled for this evening at 7:00 PM.
- All committees should be represented.

Old Business:

Giacinti Electric – Main/Fitness Center Parking Lot Lighting:

- Review of October 15, 2023 estimate for repair to the lighting.
- Motion.

25 Yorkwood - Common Ground – Arborsmith Tree Removal:

- Review of proposal for emergency removal of one (1) fallen Pine Tree and two (2) smaller compromised during the September 25, 2023 storm.
- Motion.

Administrator's Report:

Giacinti Electric - Clubhouse Exterior Lighting – October 13, 2023:

- East side of building – removed existing double light – reworked fixture and installed additional light.
- North side – removed one existing double spot light – installed one large floodlight.
- West side – installed new flood light angle toward west of entrance.
- Installation required removal of soffits in two (2) locations to provide access within the overhang to minimize/eliminate conduit on the exterior.
- All fixtures are LED.

Giacinti Electric – Main Parking Lot #2 - Fitness Center Parking Lot Lighting:

- Lots were marked out for sprinkler and electrical.
- Repair and refeed small lot lighting from the existing panel located in the pool shed.
- Trench completed to prevent digging of parking lot.

Specialized - Pool Demolition:

- October 13, 2023 demolition has been completed.
- Most of the wood forms have been constructed.
- Beach entrance has not been completed to allow excess for equipment and material.
- Installation for the plumbing for the automatic cleaning and filtration system has begun.
- Prepared for JCP & L approval to place electrical meter on the north exterior wall of the pool shed.

The Game Room Store – Indoor Shuffleboard:

- Releveling of shuffleboard is required.
- Requires climate adjuster replacement.
- Service is scheduled for November 1, 2023.

Front Entrance Tree Lights:

- Lighting at entrance is out.
- Strings have been tested.
- Fuse to be replaced.

Jacques Exclusive Caterers – November 18, 2023 Volunteer Breakfast:

- October 19, 2023 – required 50% of contract has been submitted.

New Business:

November 7, 2023 Annual General Election:

- Building must be open by 5:00 AM for poll workers.
- Polls close at 8:00 PM.

Turf Masters – Resident Aerating:

- Review of estimate for core aerating and seeding 615 homes, front yard only.
- Motion.

Riccardi Painting Contract 2024 -2025:

- Review of revised 2024 – 2025 contract.
- Noting current price increase and changes to resident requirements for painting acceptance.
- Motion

6 Floral Drive – Common Ground– Arborsmith Tree Removal:

- Request to inspect compromised trees.
- Architectural and township approval
- Required removal of one (1) Oak and one (1) Chestnut Oak.
- Township requires replanting.
- Motion.

Recreation Committee – Purchase Pool Furniture:

- Committee request to utilize approved 2023 furniture funds.
- Submitted to the board for review and approval.

Motion made by K. Wright, seconded L. LaFerrera to adjourn the open meeting at 10:07 A. M. **MOTION APPROVED: 6-0**

The next meeting will be on November 13, 2023 at 9:00 A.M.

Submitted by,

L. Kolesa, Administrator