

LIONS HEAD SOUTH ASSOCIATION, INC.

OPEN

May 6, 2024 – Approved May 20, 2024

Board of Trustees Meeting

Present:

J. Cinosky
K. Wright

T. Behrens
P. Comfort

L. LaFerrera
B. Skelly

Also

Present: L. Kolesa, Administrator

Absent: N/A

The open meeting was called to order by J Cinosky, President at 3:07 P.M.

Actions Taken:

1. Motion made by P. Comfort, seconded by K. Wright to approve the minutes for the April 22, 2024 open meeting. **MOTION APPROVED: 5-0**
2. Motion made by K. Wright, seconded by P. Comfort to accept Turf Masters April 15, 2024 estimates for planting of summer flowers on the on the golf course and LHCC parking lot for the amount \$850.00 plus tax.
MOTION APPROVED: 5-0

Treasurer's Report By- J. Cinosky:

- The balance as of March 31, 2024 is \$1,212,838.03 of which includes the CD total of \$587,000.00, total Stock \$113,925.77 and total cash of \$511,912.26.

Old Business:

Reminder – June 4th Annual Primary Election:

- Municipal Clerk Registrar May 2nd email reminder regarding machine delivery and facility polling place.
- Voting machines will be delivered between May 30th and May 31st.
- 5:00 AM access is required for board workers.
- T. Behrens will open building for 5:00 A.M. access.

Resident Volunteers – Common Ground Maintenance:

- Board discussion regarding resident liability for injury or property damage.
- Ongoing resident requests to have availability to perform simply maintenance tasks on common ground recreational areas such as;
 - Use of a leaf blower.
 - Use of a weed whacker.
 - Use of a power washer.
 - Painting of structures – (without B & G authorization)
- Garden Club – review of allowed responsibilities;
 - Responsible for plating of flowers in the Common Grounds, including the following areas: pool, clubhouse, entrances and RV.
 - Shall plan and provide seasonal exterior decorations of the Clubhouse entrance.
- Previous insurance response has been;
 - The insurance company represents the association only.
 - Residents are not covered in the event of injury or property damage.
- Board has requested insurance company provide letter stating liability coverage/ allowances for resident volunteer.
- L. Kolesa to contact insurance company and advise accordingly.

Bocci Replacement Updates:

- May 3rd T. Behrens, P. Comfort met with Southwest Greens Bocce Courts to inspect location and size of the existing horseshoe pit for bocci replacement.
- Contractor confirmed location and will forward an estimate.
- Bocci Court to be constructed of sand, stone/rubber aggregate.
- Proposed scheduling for August.
- Estimate to be forwarded to office upon receipt.

Administrator's Report:

April 18th - JCP & L Well Repair Notifications:

- While installing smart meters JCP & L observed electric repair required at wells 4 and 5.
- Giacinti Electric was contacted to address required repairs.

Giacinti Electric – Well #4 & Well #5 Repairs:

Well Pump 4:

- Giacinti Electric will file for the required electrical permit and place request for JCP & L DR number.
- Repairs to be completed according.

Well Pump 5:

- Burned wire on the lower side of the meter to the panel.
- Wire was removed and replaced.
- Wire connections powered.

New Business:

April 15th – Turf Masters Golf Course Summer Flowers:

- Review of April 15, 2024 estimate for golf course and LHCC parking lot summer flowers.
- Mix of red and Vinca White Begonias to be planted:
 - At tee signs.
 - Holes 1,2,4,6, and 9.
 - LHCC parking lot.
- Motion.

Recreation Committee Fund Raising – P. Comfort:

- Committee request for board approval to host a fund raiser.
- Board approval.

Recreation Robo for 1st Abdominal Clinic – L. LaFerrera

- L. LaFerrera informed the L. Adams requested a Robo call informing of the Recreation Committee will be hosting an Abdominal Clinic.
- L. LaFerrera to inform L. Adams;
 - Board approval is required.
 - Instructor must submit Certificate of Insurance.

Board of Trustee Minutes- Radburn:

- Audio minutes must be retained for thirty (30) days after approval.

Motion made by B. skelly and seconded by L. LaFerrera to adjourn the open meeting at 4:13 P.M. **MOTION APPROVED: 5-0**

The next meeting will be held on May 20, 2024 at 9:00 A.M.

Submitted by _____
L. Kolesa Administrator