

LAKE HAUTO CLUB
BOARD OF DIRECTORS MEETING - Revised
January 16, 2020

Present: Ken Snyder, Janene Holter, Dave DeMelfi, Craig Tiano, Megan Berezwick, Jennifer Lavine
Excused: Bryan Smith, Brady Forte, Ann Miller
Presiding: Ken Snyder

PRESIDENTS REMARKS:

1. Ken thanked everyone for coming out. Ken announced that the meeting was being recorded and videotaped.
2. Ken advised that Jimmy Demetriades is retiring as of April 30th. All candidates interviewed to replace him were great, and the board has acknowledged Frank Smell for the position. Frank was welcomed.
3. Ken said that currently, only five members have not paid their 2019 dues. One member is in foreclosure. They have 30 days to pay or it will go to the justice of the peace.
4. We came very close for year end 2019 with only \$483 left.

APPROVAL OF MINUTES FOR OCTOBER MEETING

Motion made to approve by Craig Tiano, seconded by Megan Berezwick. Roll call vote was taken: All were in favor; Dave DeMelfi, Craig Tiano, Jennifer Lavine, Megan Berezwick, Janene Holter. Motion passes.

APPROVAL TO DEPOSIT ALL RECEIPTS, APPROVE ALL BILLS TO BE RATIFIED AND PAY ALL OTHER BILLS.

Motion made to approve by Janene Holter, seconded by Jennifer Lavine. Roll call vote was taken: All were in favor; Dave DeMelfi, Craig Tiano, Jennifer Lavine, Megan Berezwick, Janene Holter. Motion passes.

TREASURER'S REPORT, BANK ACCOUNTS AND BUDGET COMPARISON– treasurer's report read by Janene Holter

Motion made to approve by Craig Tiano, seconded by Dave DeMelfi. Roll call vote was taken: All were in favor; Dave DeMelfi, Craig Tiano, Jennifer Lavine, Megan Berezwick, Janene Holter. Motion passes.

LEGAL - K. Snyder reported on the following:

1. Ken discussed that we settled the Amodea case but it is still going through the paper trail. The deeds are done, and the surveys are done. It is now going to Rush Township for approval for a lot line adjustment. When it is done we hope to file it in the courthouse. Right now it is not in the courthouse yet. We are still paying legal fees for all of this to move forward.
2. Ken then discussed the walking path. That suit is old but still in its infancy. We are not too far ahead with it. The insurance company is still paying the bills. We don't know how long that will last, but we hired another lawyer, so if they cut us off (the insurance company) the lawyer will show them where we have to keep paying the bill. That job two years was bid at about \$20,000 and he is looking to bid it out again at the same, a little less, or a little more.

CORRESPONDENCE:

Nothing.

COMMITTEE REPORTS

RECREATION: Janene Holter – nothing.

DAM AND WATER QUALITY: Craig Tiano – nothing.

BUILDING PLANS: Brady Forte (Megan Berezwick reported) – nothing.

FINANCE: Bryan Smith (reported by Ken Snyder)

1. First of the year, everything is wiped off. The financial reports were read earlier. It is the start of the new year so we have plenty of money right now.

SECURITY: Brady Forte (Janene Holter reported)

1. When we send out the summer donation letters, this year we are going to include bands, fireworks, and security. This way donations can go to one or two categories or be split between all three categories. We need more security at the lake.

GATES AND CAMERAS: Bryan Smith (Ken Snyder reported)

1. The gates are working fine. But for some unforeseen reason, though, after 10 or 12 years, the siren equipment does not work to open the west gates. A siren is supposed to open up the gates and keep them open in case there are (usually) several more emergency vehicles. And the gates have to remain open. We are going to get an electronic eye system which will function much better. All fire department sirens, even though they sound the same, they are not. Also, in April or May we are going to get more cameras at the gates as the ones there now are 8 or 9 years old and are wearing out.

BUILDING, GROUNDS, BEACHES: David DeMelfi – nothing.

MAINTENANCE: Bryan Smith (Dave DeMelfi reported)

1. Jimmy will be retiring the end of April.
2. 10 new picnic tables were finished for Zero Beach. Also this year, Zero Beach is going to be cleaned up and made more presentable because we have the nice pavilion there now.

FISH: Brady Forte - nothing

1. It was mentioned that the lake has not frozen this year yet.

DOCKS: Dave DeMelfi

1. Repairs have not been scheduled yet to fix old docks.
2. Dave and Craig supplied a list of repairs by dock number, and an estimate for materials required, to Ken.

SUMMER ENTERTAINMENT – Janene Holter and Brady Forte

1. Janene reported that there is nothing new to report, but confirms that the picnic is July 25th. The lake swim will be in the morning. The picnic starts at noon and we will have a band in the afternoon, and also a band in the evening.
2. Janene is finishing up booking the bands for the summer.

OLD BUSINESS:

1. Nothing.

NEW BUSINESS:

1. Motion was made to approve the contract for Barrow Hoffman attorneys for \$295 per hour for the guidance through the By-laws.

Motion made – first C. Tiano, second J. Holter

Roll call vote was taken: All were in favor; Dave DeMelfi, Craig Tiano, Jennifer Lavine, Megan Berezwick, Janene Holter. Motion passes.

2. Motion was made to approve the Lily pad contract for one application at a cost of \$1978 with Aquatic Environment Consultants.

Motion made – first – D. DeMelfi, second C. Tiano

Roll call vote was taken: All were in favor; Dave DeMelfi, Craig Tiano, Jennifer Lavine, Megan Berezwick, Janene Holter. Motion passes.

3. Motion was made to approve transferring of property from parents to siblings or siblings to parents or to a trust – the waterfront fee will be \$500 instead of \$1000.

Motion made – first – D. DeMelfi, second C. Tiano (but Craig mentioned that the trust needs to be the person that owns the property).

Roll call vote was taken: All were in favor; Dave DeMelfi, Craig Tiano, Jennifer Lavine, Megan Berezwick, Janene Holter. Motion passes.

4. Motion was made that the Directors of Lake Hauto Club are opposed to the application of Broad Mountain Power, LLC to build a wind farm, which application is currently pending before the Packer Township Zoning Hearing Board; that the Directors of Lake Hauto Club will not cooperate in any way in furtherance of either the approval or the development of this wind farm; and, at the Directors of Lake Hauto Club do not agree, and will not agree, to convey any right, title or interest in Lake Hauto Club property, including easements or licenses, to Broad Mountain Power, LLC, or any other entity, which may be necessary, advisable or useful for either the approval or the development of this wind farm.

Motion made – first C. Tiano, second J. Holter

Roll call vote was taken: Dave DeMelfi abstained.

Craig Tiano, Jennifer Lavine, Megan Berezwick, Janene Holter, Ken Snyder - yes. Motion passes.

5. Motion made to move \$483 from fiscal year 2019 to the pickup truck reserve fund.

Motion made – first D. DeMelfi, second C. Tiano

Roll call vote was taken: All were in favor; Dave DeMelfi, Craig Tiano, Jennifer Lavine, Megan Berezwick, Janene Holter. Motion passes.

DISCUSSION FROM THE FLOOR:

1. Len Ciszek asked that the two dock slips on the old dock at Oakwood Beach be considered shallow as they are close to the dry hydrant, saying that boats could crack the pipe. The pipes were just video taped and no cracks were found in them. Discussion held and Ken Snyder advised that it will be covered at the next workshop.
2. Charlie Sincavage asked about the three board members that were absent, if they were absent or excused. Ken advised they were excused.
3. Charlie Sincavage inquired about boats left on land storage. Discussion held about cutting the boats off and taking them to the shop and charging the member. A suggestion was made to add that if you break the land storage rule that you cannot rent for a year.
4. Charlie also questioned if the Board could share who the delinquent members are that owe dues. They are Marcavage who called Ken and was given an extension to April 30th, Arnoldi, Turkavage, Price, and Porvaznik. Our rate is excellent for dues payments.
5. Charlie also questioned if the Board was aware that Porvaznik is pumping water out of the creek by his house. Discussion held about it as it is a public health and safety issue. We are going through the motions for foreclosure.
6. Charlie mentioned about upgrading water lines as it would be a big project to replace roads if it were to occur. Discussion held whether we are left unprotected for road restoration or not.
7. Charlie questioned if we have a cap on what we spend for hiring attorneys for the by-laws. Discussion held.
8. Charlie questioned why the Board wants to reduce the cost of the waterfront license agreement. It was discussed that people are doing trusts and not advising the board, and the trust is the third party. In the past there was nothing in writing, but now it will become a record.
9. Althea Higgins questioned the capital investment fee, if it is applicable if a property is transferred to their children. Discussion held if a reserve fund can be reduced and Ken will check into it.
10. Ray Doyle questioned the Porvaznik foreclosure. Ken said we are in a position to do so. Discussion held.
11. Ray Doyle questioned the bands and our security and where the money is being taken from. Last year we were short on money, so this year we are asking if people will include security in their donations. Previous years security cost \$16,000 and last year we were down to \$5000. Discussion held. This will be discussed further at the next workshop.

12. Len Ciszek questioned if we will just have security on the weekends this year for the bands. Discussion held and will be discussed further at the next workshop.

ADJOURNMENT:

A motion was made by Dave DeMelfi, seconded by Megan Berezwick, to adjourn the meeting. All in favor. The meeting was adjourned at 7:52 PM.

Respectfully Submitted,
Kathy Mikruk
Acting Secretary