

**LAKE WALKILL COMMUNITY, INC**

**Management Committee Meeting**

**NOVEMBER 15, 2015**

| TRUSTEE                                       |   | OFFICERS         |                        | DISTRICT REPS            |   |
|---|---|------------------|------------------------|--------------------------|---|
| Mike Curry                                    | * | Bob Smith        | President              | * #1 Rosemary DenBleyker | * |
| Phil Capobianco                               | * | Carmel Grieco    | VP Community Relations | * #2 Tim Olsen           | E |
| Rich Koop                                     | E | Brian Schubert   | VP Insurance /Safety   | * #3 Ellen Frank         | * |
| Terry Matthews Sr                             | * | Bob MacLean      | VP Lake Management     | * #4 Jennifer Costello   | * |
| Lorraine Zagorski                             | E | Norah Hill       | VP Public Relations    | * #5 Pat McGannon        | E |
|   |   | Lynne LaCarrubba | VP Security            | * #6 Larry McGannon      | U |
|   |   | Eleanor McLean   | Secretary              | * #7 Nathalie Brill      | * |
|   |   | Chris Merck      | VP Operations          | * #8 Alexis Phalon       | * |
|   |   | BT Thompson      | Treasurer              | * #9 Peggy Merck         | U |
|   |   |                  |                        | #10 Jan Jaeger           | * |
| Manager, Brendan Jaeger *                     |   |                  |                        |                          |   |
| * = in attendance    E=excused    U=unexcused |   |                  |                        |                          |   |

**MINUTES OF MEETING**

Meeting called to order by Bob Smith at 10:01 am. Pledge of allegiance follows. Bob Smith asked for any questions or comments on September minutes. He then asked for a motion to accept the minutes, Phil Capobianco motions, Larry McGannon seconds. All in favor, minutes accepted.

**Nominating Committee Report:**

Carmel Greico for Terry Matthews: Recommends Timothy Olsen for the open Management Committee position. Norah Hill has also resigned from the committee. Carmel makes a motion for Tim to be appointed, Lynn LaCarrubba seconds, all in favor. District #2 will now have an open spot. Terry Matthews asking for applications for the open officer position. Lorraine Zagorski has also resigned her position as a Trustee.

**Treasurer Report . Budget Review: BT Thompson**

**General Ops:** All on track. Increase of D&O coverage due to lawsuit.

**Expenses:**

Legal fees main driver of overage. Expense has been consolidated rather than spread out as originally anticipated. All other categories on target.

Unusual expense on water repairs and also sand and salt due to a shortage in Vernon, Carmel Greico asked is budgeted amount for Legal Fees of 12k was adequate. Bob Smith explained that is is our best estimate assuming an early '16 settlement of lawsuit. Hold some \$ in contingency fund should need arise.

**Highlights for 2016:**

Clubhouse repair  
Basketball court refresh  
Water system work

Damn report action items: mid and long term actions. Assessing & monitoring voids under spillways. 15k for next year. Needs to be done.

**Income:**

Kelly Law monies of 24,755 has not been received.

37k in back dues has come in.

Budget driven to increase contingency fund and decrease usage.

No FEMA money and no indication of when the 2 approved worksheets for 4,500 will be paid.

Dues will increase \$100 to \$1,150.

Currently 277 dues paying properties.

Carmel Greico uncomfortable with \$100 increase in dues. Bob Smith answered that the reality is that there were extraordinary expenses that were not known last year.

Bob Smith reviewed balance sheet and yr end reserve/contingency.

Bob McClean expressed concern that the legal budget may exceed and not having the funds available when needed.

Feels 100 increase is necessary.

Bob McClean motions, Mike Curry seconds, motion carries.

**Board Round Table:**

Bob Smith commented that the Mayor of Vernon lost his bid for Re-election. Has call in regarding the status of FEMA and see where we are going. 2 project worksheets totaling 4,500 have been approved but not paid. 125k related to road repairs is still not approved.

Letter of applicability for removal of silt from DEP just received. Need to discuss with TIBOR. Current work has been completed. 12k paid out of silt management reserve from past assessments, 600 cubic yards removed from the lake. Should make for a pleasurable swimming experience this summer. Ratify work completed up[ to 12k for removal of silt paid from the silt management reserve. Lynn LaCarrubba motions, Chris Merck seconds, motion carries.

Bob Smith mentions that John Beckman is putting a well in and has requested access via Babtown Road for the equipment to be brought in, which was given. The Board of Health also required an approval to disconnect form the lake water system. This was also provided.

Lynn LaCarrubba – Comet security will be hired again for 2016 season. Looking to add 2 Sundays – 4<sup>th</sup> of July and Labor Day weekends.

Phil Capobianco – Finance Committee Update:

36 Total Plans in 2015 – 18 paid in full, 12 active with balances, 6 delinquent

Names and balance for those delinquent and with remaining balances given to Treasurer for appropriate follow-up and/or action.

Lorrian Zagorski asked to remain on Finance Committee. Bob Smith advised he needed to think about that as she will no longer be a Trustee. Phil Capobianco asled in anyone is interested in joining to please contact him.

Ellen Markey asked about the water on Cedar Lane. Issue has been fixed. Also status of benches, Have 6 paid in reserve on bs. 3 completed, balance of 6 to be done by season, Peggy Merck working on getting plaques.

Mike Curry – Trustee Report, Rich Koop still in rehab, Lorraine Zagorski resigned, Discussed need for new Trustees.

Bob McClean – Lake Water Update

Aq Analysts – success in getting silt removed, Come back in before lake is back up. Disciss options on doing perimeter. Need to review very expensive,

Fidh – 200 bass put in the lake courtesy of Tom and Bob Smith, 20-30 above 15 inches,

Chris Merck – Few projects have been pushed into next year – Security booth, dock at Spring Lane. Please playground was so well received. Clubhouse improvements scheduled. Look to relocate horseshoe put as it is in direct traffic and a tripping hazard.

Carmel Geico asked if the clubhouse work included the fireplace – not at this time.

Roundtable concluded.

**General Membership Comments:**

Fran O'Leary 64 Lakeside Drive asjed if the 50k in legal fees was this year. Bob Smith replied that the legal fees for the year are est at 53k due to the current lawsuit.

No other questions.

Carmel Greico motions to adjoun.

Ellen Markey seconds,