

LIONS HEAD SOUTH ASSOCIATION, INC.

OPEN

September 12, 2022 – Approved September 26, 2022
Board of Trustees Meeting

Present:

B. Skelly
J. Cinosky

P. Comfort
D. Gregory

T. Behrens
L. LaFerrera

Also

Present: L. Kolesa, Administrator
T. Martin

Absent: K. Wright

The open meeting was called to order by B. Skelly, President at 9:10 A.M.

Actions Taken:

- Motion made by J. Cinosky, seconded by P. Comfort to approve the minutes for the August 22, 2022 open meeting as amended. **MOTION APPROVED: 4-0**
- Motion made by L. LaFerrera., seconded by D. Gregory to accept Ocean Fitness Equipment Proposal for one (1) CS800 Stepper, not to exceed \$2,000.00. **MOTION APPROVED: 5-0**
- Motion made by P. Comfort, seconded by T. Behrens to approve Ocean Auto Tech. Inc. proposal for the amount of \$5,300.40 for required repairs to association truck. **MOTION APPROVED:5-0**

Treasurer's Report By- D. Gregory

- The balance as of August 31, 2022 is \$1,365.855.02 of which includes the CD total of \$911,118.60, total stock of \$264,431.97 total cash of \$190,304.45.

Old Business:

JBS – Golf Course Tree Removal:

- Trees have been removed.
- Proposals for replanting to follow.

Fitness Center – CS800 Stepper:

- T. Behrens and V. LaFerrera inspected and compared stair masters/steppers.
- CS800Stepper has been recommended to be best for resident fitness center.
- Review of proposal
- Discussion regarding need for resident training.
- Equipment use, should be noted on equipment.
- If not attached to equipment, administration will post instruction use.
- T. Behrens to notify Recreation Committee prior to tonight's Resident Meeting.
- B. Skelly to include in address to residents.
- Administration to confirm date of delivery.
- Noted warranty – will be added to 2023 maintenance/service contract.

Ocean Auto Tech Inc. -Association Truck:

- Association truck required repair to suspension/steering, brakes, shocks/struts.
- Review of proposal.
- Motion

RV Lot – Kayak Storage Rack:

- Office has received resident inquires to adding a Kayak storage area to the RV Lot.
- Currently, there are request for storage of six. (6) Kayaks
- Discussion as to available space and storage models,
- To be discussed further with Buildings & Grounds.

RV Lot – Maximum Space Size:

- Review of lot space dimensions.
- Discussed lot expansion.
- T. Behrens suggested increasing size of lot.

Tennis Court – Pickleball:

- Resident requests for courts to be lined for Pickleball.
- Review of request.
- Request to be forwarded to Recreation Committee.

Administrator' Report – presented by L. Kolesa

Common Ground Staking & Re-staking:

- Maintenance staff will continue to place permanent stakes marking common ground area.
- Re-staking for 71 & 73 LHB and 101, 103, 104 Yorkwood has been completed.

Roof:

- S. Bray to schedule for tacking/removal of roof paper.

Tops Software:

- Staff & Tops Zoom meeting scheduled for Thursday September 15, 2022.

New Business:

Holiday Lighting Proposals:

- Review of proposal submitted by:
 - Holiday Decorating of New Jersey
 - Christmas Décor by Y.E.S. Contractors
 - Window Genie
- Request for further cost analysisist.

40 Thames – Common Ground Tree Removal/Replacement:

- Township approved removal.
- Replacement currently not required.

225 LHB – Common Ground Tree Removal/Replacement:

- Township approved removal of two (2) small trees
- Replacements required.
- Request for replacement proposal.

AARP Safe Driving Course – B. Skelly:

- Discussed option for return of AARP Safe Driving Course.
- 10% deduction to insurance policies.
- No cost to residents.
- B. Skelly to discuss further with Community Awareness.

Motion made by P. Comfort, and seconded L. LaFerrera by adjourn the open meeting at 10:27 A.M. **MOTION APPROVED: 5-0**

The next meeting will be on September 26, 2022 at 9:00 A.M.

Submitted by _____
L. Kolesa, Administrator

