

CAMELOT LAKES VILLAGE HOMEOWNERS ASSOCIATION, INC.

BOARD OF DIRECTORS MEETING

Thursday, December 1st, 2022

Clubhouse Cardroom 6:30 PM

CALL TO ORDER: By the President, Mike Bond at 6:30PM, with 25 members in attendance.

PLEDGE OF ALLEGIANCE- Pat Whitney

ROLL CALL- By the Secretary, Mary Santiago, Mike Bond-President, Pat Whitney-Treasurer, Gail Reichert- Membership, Dave Warta-Director via phone. Absent and excused Dave Kilgore- Vice President, Absent and unexcused Tony Lombardo-Director & Sal Naimo- Director, **Quorum is met.**

ADGENDA ADDITIONS/APPROVAL- Mike Bond- with no corrections agenda is approved. **ALL IN FAVOR**

SECRETARY' REPORT- Minutes from the October 6th, meeting is read, and Motion is made by Dave Warta to accept, 2nd by Gail Reichert. **ALL IN FAVOR**, Open discussion & Explanation of the November 3rd,2022 Board meeting is presented for filing purpose only. Motion to accept by Pat Whitney, 2nd Gail Reichert. **ALL IN FAVOR**

TREASURERS REPORT- Pat Whitney presented reports for September 2022, & October 2022- Open discussion on the floor. Secretary questioned the Attorney Fee's for both months, explanation by the President is presented. Motion is now made by Mary Santiago, 2nd Gail Reichert to accept both reports. **ALL IN FAVOR**

COMMITTEE & GROUP REPORTS:

Communications- Dave Kilgore- No Report currently.

Finance Committee- Pat Whitney extended a gracious Thank You to Debra MacIntyre for the Apple Computer she has given to the Board. However, the computer is not going to be used and will be returned to the donor. It has been advised by the President that according to the By-Laws a meeting of this committee need to take place prior to year-end. Arrangements shall be made with date & time.

FMO- Dave Warta nothing to Report currently. Open discussion by the President regarding the compliance & certification training seminar which can now be found on the Website. Board Members will be re-imbursed. As of this evening, 3 Board Members should follow up. Once the Certificate of training is completed it should be returned to the Secretary for filing.

Membership- Gail Reichert as of the October Meeting there were 328 members, one new member has joined this evening.

Policy & Procedure – Dave Kilgore- Pam Bentz- At the September 1st,2022 meeting the manual was completed. **ALL IN FAVOR.** The manual is now complete, and dedication has been made in Memory of Stan Kasmarek.

Special Events- Mary Santiago, with regret Patti Bond has resigned from her position as Co-Chair

Veterans Affairs: Mike Bond Thanked all for attending the Luncheon 11/11/22. The Honor Wall is still around \$1400.00. A goal has been set for \$2000.00 on this project. An event will be scheduled sometime in 2023.

Negotiations Committee- Mike Bond explained that due to confidentiality he is unable at this time to discuss information. He did advise the members that there has been a face-to face meeting with management.

7:05 PM Dave Warta has left the Meeting.

OPEN FORUM:

Lot #227 – Bill Dillman questioned why his family was denied a copy of the rent increase that was sent to their home address out of State. He would also like to know how much, if any things were completed to the previous 3-year agreement. Open Discussion

Lot#196- Deborah McIntyre questioned if we could start a petition within the park to address our demands.

Lot #221- Patty Wells inquired if the monthly management meetings are still in effect. **Response-** At this point negotiations override those meetings.

Lot #134 – Carlotta Web is frustrated with people who are non-compliant. We all need to do something.

Lot #110 – D. Carrigan Would like to know how many employees does cove have working at the maintenance department? **Response 3-4**

Lot #481- Helen Wells Lights on pole are out and the area is dangerous.

PRESIDENTS COMMENTS: Regarding the 90-day notice & taxes. Please remember that additional monies will be withdrawn to anyone who is on autopay. Residents who pay by check on the 1st of the month will need to write a separate check for the amount as to not be charged a late fee.

Motion to Adjourn by the President @ 7:22 PM ALL IN FAVOR

Respectfully Submitted,

Mary Santiago – Secretary

INFORMATIONAL MEETING- DECEMBER 12TH,2022 6:30 PM Auditorium

NEXT BOARD MEETING: JANUARY 5TH,2023 6:30PM Clubhouse Cardroom