

ADOPTED MINUTES
Pocono Mountain Lake Forest Community Association
October 18,2020
General Membership Meeting
11:15 AM- 1:50 PM
111 Country Club Road-Clubhouse

office@pmlfcommunity.com.

www.pmlfcommunity.com

PLEDGE OF ALLEGIANCE

OPENING STATEMENTS BY JOHN SWIFT, IBOD PRESIDENT: President John Swift called this annual meeting of PMLF to order. He asked that all residents present comply with all of the COVIUD measures in place. He stated that we intend to follow the meeting agenda. President Swift stated that the purpose of the meeting was dedicated two 2 things: the election of new directors, who will each serve a term until the Spring GMM Meeting Election in 2021, as well as discussion and/or adoption of a 2019-2020 budget for the community.

Appointment of an auditor, or selection of attorney will be carried to another meeting. President Swift also stated that PMLF will continue to use Wayne Bank as the association's official depository, and meeting dates for upcoming year will also be designated.

All remaining general business will be carried to the November 15, 2020 agenda.

President Swift then introduced the Sgt. In Arms, Mr. Ed Hammond, Ms. Gail Schweda, the Election Chair appointed by residents last December, as well as the director nominees that submitted resumes for our board.

ROLL CALL

John Swift, President. - present
Don Hiorth- VP-Present
Linda White- Treasurer-Present
Julie Evcimen- Secretary- Present

Statement of Compliance read by Secretary Evcimen.

Secretary Evcimen asked if any residents wished to vote in person today to raise their hand and Ms. Gail Schweda would supply them with requisite ballot.

President Swift announced that there was a quorum present. Our regulations require 7% and we have mailed to the required 656 owners which would require 46 lot owners as a quorum.

President Swift declared this 2020 GMM Annual Meeting of PMLF officially convened and expressed his appreciation to all residents attending today and to those who returned their ballots by mail.

BUDGET DISCUSSION

Discussion was held pertaining to the 2019-2020 Budget which was sent to residents with the ballot.

President Swift noted that he had prepared a summary of financial transactions and PMLF current banking statements which were attached to the meeting agenda handed out to all attendees at meeting.

President Swift invited residents to ask questions regarding budget and current finances

First question from a resident was about the cost for outdoor lighting at entrances to the community. It is currently running almost \$2,000 per month. What can be done to lower these costs?

BOD to investigate options-n I.e. solar lighting, energy efficient bulbs, etc.

Jonny Barclay of Willow Dell Drive, a new resident spoke to all.

He expressed his dissatisfaction with outdoor lighting costs, as well as road conditions, lack of gate security, lack of dumpster, etc.

Another resident asked about the pool- he questioned who wants pool, who doesn't?

BOD informed residents that the pool needs lots of repairs, and whether we keep pool or not must be voted on by the membership in the Spring.

Condition of roads and costs to repairs were questioned. VP Don Hiorth gave a report on investigation of road repair options and solutions. His report can be found on the website.

Steve Williams of Glory Lane spoke- He supports a prioritized budget:

Road repairs first and foremost

Lawn maintenance/snow plowing

Basic electric

He feels these are most import, given the lack of money we have. Gates, pool not top priority right now.

Introduction & Report from Election Chair:

President Swift asked Gail Schweda to report on the election process that she followed. Election Chair explained the complete procedure in great detail.

She explained that what this election does have which was never done before is "certifications". The mail house provide a notarized affidavit of mailing to certify the number of mailings.. And the Election Chair provided an Oath of inspector Affidavit verifying compliance with all election procedures.

Ms. Schweda then announced the 4 candidates: John Swift, Don Hiorth, Linda White ad Julie Evcimen. She announced the preliminary results that they each

won the majority of votes. Ms Schweda also announced the preliminary results that the Budget was approved.

Treasurer White noted that there were additional members of community who wish to join the board. These members will be considered , as long as they have submitted resumes , at next month board meeting Nov. 15, 2020.

Treasurer White motioned that the minutes from 1/19/20 be adopted. Secretary Evcimen seconded the motion. 1/19/20 Minutes were adopted and will be sent via e-mail to all residents on current distribution list.

Meeting adjourned at 1:40 PM.

Respectfully submitted,

Julie Evcimen, Secretary

CERTIFIED AND ADOPTED AT THE BOARD MEETING ON NOVEMBER 15, 2020



SIGNATURE