

**THE BLUE MOUNTAIN LAKE CLUB**

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**Board of Directors - Meeting Highlights**

**Date: November 8, 2014**

**Club House 9:00AM**

**1. Call to Order – by Vince Ricci at 9:06AM**

- a. Attendance: Vince Ricci, Gary Smith, Steve Melnick, Chip Callori, John Gumina, Mark Sowers
- b. Others: Pat Briegel, Mary Ann Freeby

**2. Motion to approve Minutes:**

- a. Gary motioned to approve the minutes and highlights from the October 25<sup>th</sup> meeting with one Typo change, Second by John. All were in favor. (Lynn by proxy through Gary)

**3. Management and Committee Reports**

**INFORMATIONAL ITEMS:**

**Cornerstone Update** – Road paving and speed bump installation scheduled for next Tuesday, Wednesday and Thursday.

**Finance Committee** – Attached are the Cash Receipts and Disbursement Reports for both Operating and Reserves for October 2014. The Finance Committee held meetings again to review budget information for preliminary budget for 2015. We are hoping to have an approved budget soon, so we can prepare and mail out coupons.

**Bingo Club** – Scheduled for November 15, 2014

**Kids Club Tennis Lessons** – The final tennis lesson was held Tuesday, November 4, 2014. Kids Club is working on arranging another Mad Science Event.

**Communication Committee** – In an effort to continue the open communication from the BML Board and Management, 9 articles have been posted on our website in October.

**Common Area Maintenance** –

Speed Bumps painting have been completed.

Line re-stripping of parking and no-parking stencil at the mail pod completed.

Leaf cleanup is ongoing.

Storm water facilities routine maintenance (cutting growth, cleaning garbage) in advance of winter is ongoing.

before the winter weather. Tentative schedule, next week weather.

**Rules and Regulations** – Multiple meetings were held for the compilation and revision of the Rules and Regulations and Fine Schedule. After final review, the Board will need to approve. Hope to include in the coupon mailing with the new dues schedule.

#### **4. Old Business**

- a.** Full review of the proposed 2015 Operating and Capital Budget. John motioned to approve the 2015 Operating and Capital budget. Second by Vince.  
All in favor. (Lynn by proxy through Gary)
- b.** Discussion on dues for 2015 and the need to act now to avoid a special assessment in 2 – 3 years for an anticipated reserve shortfall. John motioned for a \$3.00 monthly increase in dues now to avoid a special assessment in the future. Second by Vince.  
All IN FAVOR. (Lynn by proxy through Gary)
- c.** Gary motioned to continue the Dues Discount program for full or 6-month up-front payments. Second by Chip.  
ALL IN FAVOR. (Lynn by proxy through Gary)
- d.** Gary motioned that we approve the article on propane for publication on the web site. Second by John.  
ALL IN FAVOR. (Lynn by proxy through Gary)
- e.** Steve motioned that we approve the article on the Cornerstone Conservancy as well as the article about what a Conservancy is. Second by John.  
ALL IN FAVOR. (Lynn by proxy through Gary)
- f.** The final article on Club Dues is still being worked out by the board.
- g.** Vince motioned to approve the letter concerning the expanded parking at the Brushy Mountain Road manor homes. Second by Steve.  
ALL IN FAVOR. (Lynn by proxy through Gary)
- h.** Steve motioned to approve the new version of the Blue Mountain Lake Club Rules and Regulations with the last few changes made today.  
Second by Gary.  
ALL IN FAVOR. (Lynn by proxy through Gary)

#### **5. New Business**

- a.** Discussion on web site and how to promote and generate traffic. Mark will

present the web site in a live demonstration at the annual meeting. The web site address will be included on every Blue Mountain Lake Club communication.

- b.** The agenda for the annual meeting will be finalized by Vince and Mary Ann during the week.
- c.** Mark motioned that the election results (count by person) are announced at the annual meeting. Second by Gary.  
ALL IN FAVOR. (Lynn by proxy through Gary)
- d.** Discussion on the common areas of Mountain View. Pat to look into a lien search before we take additional steps.
- e.** Gary motioned to allow the Finance Committee to look into investment opportunities with the reserve fund. Second by Chip.  
ALL IN FAVOR. (Lynn by proxy through Gary)

**6. Adjournment – Vincent Ricci called for adjournment of the meeting at 12:26PM – all in favor**