

LEISURE KNOLL ASSOCIATION, INC.
BOARD OF DIRECTORS' MEETING
JULY 9, 2024

Final Copy

MINUTES

PRESENT: Susan Ehmer, Diane Costello, Dan Gorwitz, Edith Reinwald, Pat Leary, Bobby Delhaye, Tony Macri, Karen Kluber

MEETING: Meeting was called to order by President Ehmer at 9:00 am

MINUTES: Minutes from June 25, 2024, meeting were read, corrected and accepted.

MOTION MADE TO ACCEPT MINUTES FROM JUNE 25, 2024

MOTION: GORWITZ 2ND: LEARY UNANIMOUS

DIRECTOR COSTELLO:

Stated that she will not be able to attend the budget meeting. Offered to set up a date to meet with residents and review their current Optimum bills.

Reviewed past board approvals for tree work that did not get permits. Kevin to check properties to see if work was done.

DIRECTOR DELHAYE:

Discussed incident that occurred at the pool. Resident will be sent a letter.

Discussed changing gate hours from 5:00 am to 11:00 pm to 5:00 am to 10:00 pm.

MOTION MADE TO CHANGE GATE HOURS TO CLOSE ONE HOUR EARLIER AT 10:00 PM. NEW HOURS WILL BE 5:00 AM TO 10:00 PM.

MOTION: MACRI 2ND: DELHAYE UNANIMOUS

DIRECTOR MACRI:

Reported that PSEG repairs are completed.

Discussion regarding incident at Sports Court. Letter will be sent to resident.

Discussed another dumpster trailer on site without a permit. John Reppucci to be invited to next meeting.

DIRECTOR LEARY:

Asked directors for input on any upcoming expenditures and will discuss/review remaining budget at next meeting.

DIRECTOR GORWITZ:

Reported that he extended children pool hours by 30 minutes on July 8th due to extreme heat.

DIRECTOR REINWALD:

Noted that the new election rules approved by the board were never sent out to residents. Karen will send out update for blue book as well as update on bus schedule and Architectural Guidelines.

OFFICE MANAGER, KAREN KLUBER:

Reported a camera outage in Rec Center due to storm but its back up and running. However, IT Tech stated that this camera may need to be replaced in the near future.

Will order tennis balls and pickle balls for resident play on the sports court.

Reported that Bigger Bagel and Deli food truck will be on premises on July 16th from 9:30 am to 1:30 pm.

Will contact cleaning company to inquire about procedure/cost for cleanup of feces, vomit, etc.

PRESIDENT EHMER:

Discussed aligning expiration dates for PLC contracts for lawn and snow. Karen will email PLC to get quotes.

Discussion about serving alcohol at functions. President Ehmer to get input from attorney on liability.

Maintenance Supervisor Kevin joined meeting at 12:45 pm.

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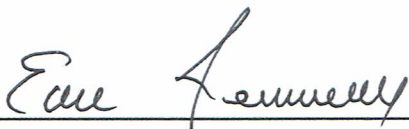
Reported that the big AC unit in Rec Center will need to be replaced in the near future.

Reviewed work orders.

LETTERS FROM RESIDENTS WERE READ, ADDRESSED, AND RESPONDED TO.

MOTION TO ADJOURN MEETING AT 1:10 pm:

MOTION: Delhaye 2ND: Gorwitz UNANIMOUS



Edie Reinwald, Secretary, Board of Directors

COPY OF MINUTES PLACED IN REC CENTER DISPLAY CASE: 7/26/24

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RESOLUTIONS

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MOTION: MACRI

2ND: DELHAYE

UNANIMOUS