

Kinloch Lake Association, Inc.

Annual Meeting Minutes

March 22, 2023

AGENDA

Call to Order: 5:30 PM at Kinloch Golf Clubhouse by John Parent

Welcome and Introductions:

J.Parent introduced himself, welcomed everyone and extended thanks to the Golf Club and Kinloch Development Corporation for hosting. He then read a remembrance for Gary Clower and hosted a moment of silence in reverence of Gary Clower's service. He invited the board members and members in attendance to introduce themselves.

Roll Call: Pres. John Parent, V.P. Bill DeRusha, Ken Eastwood, Jim Clibbens, Richard Costanzo, Peter Kamins, Teresa Kamins, David Acey, Travis Snipe, Eric Rule, and Teresa Petty

Quorum and Proxy Certification:

J.Parent announced that the 10% requirement for quorum as stated in Article 2, Section 2.5 of the Bylaws for Kinloch Property Owners Association was met with ten members in attendance and eight by proxy.

Proof of Notification of Meeting:

J.Parent asked T.Petty to certify that all residents were properly notified. T.Petty responded that Notices were emailed on March 3, 2023 in accordance with the 14 day minimum notice requirement of the Property Owner's Association Act.

Approval of Minutes: November 30, 2022 - Quarterly Board of Directors Meeting

Approved: B.DeRusha Seconded: K.Eastwood

2023 Financial Report:

- T.Petty reported that dues remain \$85.00 annually
- 93 paying members = \$7950.00/year
- Money Market Balance: \$18983.53 ; Checking Balance: \$6022.16

Approved: K.Eastwood Seconded: B.DeRusha

President's Report:

- Dues remain at \$85.00/year for April 1 – March 31
- Membership increased from 110 to 115
- Rules & Regulations – J.Parent discussed safety reminders and boundaries
- Board of Directors meets quarterly. Next Annual Meeting is slated for March 2024.
- Recent projects included repairing and repaving the entrance road as well as obtaining a baseline for current silt deposit to use as the board watches for changes. R. Costanzo's report will be added on the lake member website.
- Future projects include continuing to monitor silt deposits, a pending water analysis study, and relocating "trespassing" signage closer to the road.

Open Discussion:

- P.Kamins commended the board on the lake water clarity. Questioned about monitoring silt levels on entire lake. Board agreed to monitor all areas of the lake where the turbidity curtain was.
- R.Costanzo asked for clarification on the spill over between the lakes. Board provided.
- T.Kamins questioned who is monitoring tree removal on the lake. Board stated that Kinloch Development Corporation ARB is dutifully monitoring tree removal.
- R.Costanzo questioned when the declarant relinquishes control of the lake. Board addressed the turnover process.
- T.Sipe asked questions on fish study results and asked if there would be another one. Board answered questions, clarified the study was done in 2019 to obtain a baseline, and agreed probably time for another.

Next Quarterly 2023 Meetings:

Tentatively set for 2:00 PM on June 7, September 6, and December 6
Annual Meeting in March 2024 with location and time TBD

Adjourned: 5:54 PM. Motioned: B.DeRusha Seconded: J.Clibbens