

Two Lick Lake Recreational Association

2024 Annual Membership Meeting

(Eagles Club, Wednesday, 3/6/24)

The 2024 Two Lick Lake Recreation Association Annual Membership Meeting was called to order by President, Jesse Jones at 7:04 PM. All of the Board Members were present and the meeting was attended by approximately 135 members.

Board President Jesse Jones opened the meeting with a welcome and thank you to those members that were able to join us this evening. He then introduced the members of the Board of Directors drawing attention to the fact that Mark Alvarado has retired from the Board and that Doug Lockard has volunteered to replace him.

Board Secretary, Mark Sloan, read the minutes from the "2023 Annual Membership Meeting". There being no comments, questions, or corrections, Ron Brezinski made a motion to accept the Minutes as presented. It was seconded by Tom Parker, and approved by the membership.

Bruce Overdorff, Board Treasurer, presented the Treasurer's Report dated February 29, 2024. He reported that the organization has \$5,687.80 in the checking account, \$6,250.00 in the Waiting List Refund Reserve, \$18,036.222 in the Capital Fund, and \$22,327.97 in the Money Market Fund for a Grand Total of \$52,301.99 in the Marion Center National Bank Checking and Savings Accounts. Bruce indicated that the Association collected \$0 in Membership Income, \$250 in Waiting List Income, \$907.97 in Interest Income, and \$0 in Replacement Card Fees for a Grand Total of \$1,157.97. He continued by highlighting several of the past year's expenses for a grand total of \$78,632.11. A question was raised as to how much it cost to move and store the docks and other transportable TLLRA property over the past year and why wasn't Mike Bennett given an opportunity to provide that service at minimal cost? The cost was \$2,018. Jesse responded that he and Mike had spoken prior to the move and that the Board felt that they needed inside storage for some of our assets, a secure facility on stabilized ground for the docks and swim platforms, and adequate property and liability Insurance coverage during the move and storage period. Jesse further explained that the Board did contact two other members that through their personally owned, heavy duty equipment companies, would be able to provide the aforementioned storage and moving services as well as adequate insurance coverage. The Board reviewed the quotes from both of the members and awarded the contract to the lower of the two bids. There being no further comments, questions, or corrections a motion was made by Kip Mattis to accept the Treasurer's Report as presented, it was seconded by Tom Parker, and approved by the membership.

As we did not have a lease in 2022 a "Safety Committee Report" was not presented by the Safety Committee Chairman, Rich Wolfe.

Under OLD BUSINESS, Board President, Jesse Jones reported that during the 2023 Season:

1. The TLLRA did not have Lease Agreement with the Homer City Station.
2. The TLLRA was directed by the Homer City Station to vacate the previously leased property. All of the Association's assets were removed from the property and put into temporary storage prior to March 27,2023 as required by the Station.

3. After the March 27th date all services and utilities associated with the Leased property were discontinued.
4. The contractual service costs with Gandolfi's were lowered to match the reduction in workload.
5. Over the year the Board remained in contact with the potential new owner of Two Lick Dam (American Pennsylvania Water Company). However, negotiations between the PAWC and the Homer City Station failed to develop.

Under NEW BUSINESS, Board President, Jesse Jones reported on the following items:

1. In January 2024 Board Member, Sam Clark contacted the Homer City Station in regards to reestablishing a Lease with the TLLRA and as a result of that inquiry the Station offered a two-year lease with the TLLRA with an option to extend the lease on an annual basis.
2. The new Lease Agreement contains a substantial increase in the Annual Lease payment. In the past, the Lease payment was \$11,500 whereas the new Lease payment will be \$125,000.
3. As follows, the Membership dues payment will need to increase to cover this additional expense. Knowing that we need to cover the Lease payment of \$125,000 and with an annual operations budget of approximately \$65,000, we will need a minimum of \$187,000/year to operate the boat launch facility. The Board recognized that the dues increase might result in the loss of several memberships and assuming a worst-case scenario that we only retain 200 memberships, the dues rate of \$950 was established ($200 \times \$950 = \$190,000$).
4. At this time, the Board cannot guarantee that the \$950/year dues rate will remain constant into the future until we have the final count on the number of memberships. The Board will be evaluating the dues rate over the next couple of years to optimize the services we provide to the membership while fulfilling our financial obligations.
5. To support the cost controlling efforts, the Board has temporarily suspended all "special" services for the membership (Ice Cream, Regatta, Food Trucks, etc.) until we have a clearer picture of the status of the budget.
6. Maintaining the membership at 275 Members is our goal and will remain the upper limit on the number of Memberships.
7. It will be our intent to not overfill the financial coffers but, to adjust the membership dues to support activities and future developments as desired by the Membership.
8. The Membership Renewal Packages have been sent out to all existing members via email or US Postage and should receive your package by Friday, 3/8/24. If you do not receive your renewal package by that time, immediately contact Gandolfi's via phone call or email.
9. The due date for the payment of your dues is March 31, 2024. Please mail your dues payment check, 2024 Registration Form, and applicable Insurance documentation to Gandolfi's before that date as they will be in the middle of their tax season and will not be available to answer questions or review your package information in person.
10. Please note on the updated Registration Form that there is a place to enter your primary cell phone number. The Board is looking into being able to send our "blast" texts to the membership to improve communication.
11. The docks and swim platforms will be back in the water around April 15th.
12. Electric service at the boat launch will be turned back on within the next two weeks.
13. At this time, the Board is anticipating putting the vehicular gate back in service and will be operable via your fobs.

14. Jesse called for the election of the Board Officers that are up for reelection this year. They are Jesse Jones, Bruce Overdorff, Lou Idzotic, and Rich Wolfe. There being no nominations from the floor, Tom Parker Moved that all four (4) of the aforementioned Board Members be retained for another term. His Motion was Seconded by George Clawson and it was Approved by the Membership.

Comments and Questions from the Membership included:

1. Who will pay for the clean-up of the Boat Launch Area? Response - unfortunately the TLLRA.
2. If extra funds are collected and we lose the Lease again, how are the remaining funds distributed? Response – from a legal standpoint, when a #501 (C) (7), “Not for Profit Organization” such as the TLLRA dissolves, all remaining funds held by the organization must be distributed to an approved charitable organization and/or organizations.
3. Are new Memberships still awarded to Homer City Station personnel before people from the General Public? Response – Yes, that requirement is part of our Bylaws.
4. Will we be cutting back on all non-essential expenditures? Response – Yes, definitely during the 2024 Season until we see how many Memberships we retain.
5. Will the PA Game Commission let us use the parking lots? Response – Yes, as residents of Pennsylvania we can continue to use the parking lots. However, as they belong to the GC, we might have to share parking with the general public.
6. What happened to the Land Swap proposal? Response – Board Members met with the GC in Harrisburg and they were supportive of the idea and requested that we locate a suitable location which, we did. However, when the proposal was presented the local SW Region Game Commission it was unconditionally rejected.
7. This year, when does the New Member Awarding and Application process begin? Response – The awarding of new memberships from the waiting lists will occur on April 1st. Invitees have 10 days to acknowledge acceptance of the award. New applications for membership via the waiting list will be accepted on April 16th.
8. What will be the water level in the reservoir? Response – A conversation with the Station indicated that they will not be running with the level at full pool. We are hoping that they will control the level at a point 3’ below full pool.
9. What is the earliest we can be on the lake? Response – Any time after April 15th assuming your dues are paid in full and your 2024 Registration form and Insurance documentation has been accepted by Gandolfi’s.
10. What about all the tubers, kayakers, etc. that were on the lake last year? Response – The Station has promised to add signage indicating that the only people allowed on the lake are members of the TLLRA. As for our part, the best we can do is to explain politely that we have a new lease with the Station and as such, we have exclusive use of the lake’s surface. Please avoid any heated confrontation.
11. If we end up having 275 members in the coming years, can we consider building our own parking lot? Response – Absolutely, if that is the direction the members want to go, the Board is in support of that project.
12. Why is the PA GC being so difficult? Response – We wish we knew. Any insight you may have would be appreciated.
13. Last year there were some “shady” dealings going on out at the boat launch? Response – Yes, the Board is aware of that situation and we can only hope that our returned presence and that

of our Security/Dock Master will eliminate that nonsense. As a remember, contacting the local State Police is recommended when the situation warrants a call.

14. A comment was made concerning involving members in some of the applicable tasks at the boat launch area. Response – Setting up Work Parties when a task can be reasonably handled is a great idea. If we can get the Group Texting system up and running within the next couple of months, it would be the perfect way to notify members when a Work Party is being scheduled.

Before entertaining a motion to adjourn the meeting, Jesse reminded the members that if you have questions for the Board Members, please use the email feature on the TLLRA Website. Gandolfi's receives those emails and will distribute your comment(s)/ question(s) to the Board Members for a response. In closing, Jesse thanked everyone for attending and welcomed everyone back to the lake.

At 8:11 PM, there being no further business, Tom Parker made a Motion to adjourn the meeting and it was seconded by Ron Brezinski and approved by the membership.

These Minutes were recorded by Mark Sloan, Board Secretary, on March 6, 2024.