Leisure Knoll at Manchester Association
4 Buckingham Drive North, Manchester, NJ 08759
Phone: 732-657-6661 Fax: 732-657-7433

BOARD OF TRUSTEES
OPEN MEETING AGENDA IN PAC @ 7:00PM
MARCH 9, 2022

I. CALL TO ORDER - The meeting was called to order by President- Karen Ferone at 7:01 PM

II. PLEDGE OF ALLEGIANCE - The Pledge of Allegiance was led by Pete Marottoli.

III. ROLL CALL - In attendance were President: Karen Ferone, Vice-President: Vladimir Kowaliwskyj, Secretary: Lynn Miller, Treasurer: Pat Shinners, Trustees: Linda Murray, Pete Marottoli, Andy Passman; Property Manager: Mary D'Ime and Maintenance Manager: Jack Gregg.

IV. GUEST(s) – N/A

V. REVIEW/APPROVAL OF MINUTES

1. February 9, 2022 - Motion to accept the February 9, 2022 Open minutes was made by Pat Shinners and seconded by Pete Marottoli. All in favor 7-0. Motion Passed.

VI. TREASURER'S REPORT

1. Statement of Cash Flow 3/9/22 - Motion to accept the March 9, 2022 Statement of Cash Flow was made by Linda Murray and seconded by Andy Passman. All in favor 7-0. Motion passed.

STATEMENT OF CASH FLOW

MARCH 9, 2022

BILLS PRESENTED FOR PAYMENT ARE:

Operating	$	540,051.96	* Included in Total	
			1/29 Snow-Roads/Aprons	$ 72,382.91
			Feb Rsve Contrib	$ 68,292.00
			Mar Rsve Contrib	$ 68,292.00
			Insur-Pckge 4 of 9	$ 11,176.00
			Feb-Mar Cable	$ 61,569.39
			Mar Trash	$ 14,057.75
			Jan Member Fees	$ 12,000.00
			Feb Member Fees	$ 14,000.00
Reserves	$	- 0 -	* Included in Total	- 0 -
Lawn & Snow	$	66,593.60	* Included in Total	
			Mar Maint	$ 66,593.60

BALANCES AS OF March 7, 2022

Operating	$	512,674.24
Reserves	$	2,221,388.57
Lawn & Snow	$	344,364.40

CD's - RESERVES

$ 200,000.00	0.100%	3/22
$ 200,000.00	0.250 %	6/22
$ 240,000.00	0.450 %	9/22
$ 75,000.00	0.400 %	11/22

*Invoices of $ 10,000. 00 or more

VII. PRESIDENT'S REPORT – Karen stated that on February 23rd, Karen, Pete and Mike Magliocco had a meeting with our Mayor Hudak. We promised the residents we would reach out in regards to the infrastructure for our water lines. The Mayor has a new Engineer on staff and will discuss our concerns with him. The Mayor indicated they don't have the funds to dig up all the water lines and Karen will continue to keep in touch with him. They also discussed the issue we had with recycling recently. We invited the Mayor to come to one of our open meetings to hear from us. We, Leisure Knoll are not responsible for recycling so we should mention this to the Mayor when he visits us. We are waiting for a new template for the front sign as well as ongoing rehab

of the guard shack in the front entrance. We also still need you to vote for the LK expansion project.

VIII. MANAGERS' REPORT – As of today, we have received 400 votes on the LL expansion. We extended the deadline until March 31st and the BOT will look at it again to see if we extend it another month. It's an important issue and we want everyone to have a chance to vote. If we extend it, there will be a ballot in the April LK News. Mary also noted that if you voted already, you don't need to do it again.
Mary prepared a quick video running on the website – LL project information project, this video runs about 5 minutes and shows the process on how to vote if anyone is unsure.
Next month, April 13th is a day time meeting. Officer O'Hara will be our guest to discuss safety and security and ideas to improve our traffic/safety.
This weekend is daylight savings- move your clocks ahead 1 hour.

IX. MOTIONS –N/A

X. COMMITTEE REPORTS – Lynda Dowd, Voting Committee- if anyone has a neighbor or friend that doesn't understand the voting process, please reach out to Lynda directly. Her phone number is in the book. There are poster boards as well in LL and TH with instructions.

XI. OLD BUSINESS – Pat Shinners stated that Extreme Marine has received the permit from Manchester Township for the fishing dock and work will start soon.

XII. NEW BUSINESS – N/A

XIII. ADJOURNMENT - A motion to adjourn the open meeting was made by Pete Marottoli and seconded by Lynn Miller. Meeting adjourned at 7:20 PM.

XIV. OPEN FORUM

1. Charlie Jobes, 7 Leighton- Charlie wanted to thank the BOT for installing gutters on our bocce courts and for getting the new corn hole boards. Also invitation for game night is open to all on Thursday nights at 6 PM.
2. Michelle Longo-Sare, 37 Kirkby- wanted to share an issue that a couple of weeks ago. Someone went to her neighbor's house and asked about her and if she was dead or alive. The person showed a badge. The neighbor asked how this person got in. Also those who visit in the front gate are noted on paper and submitted to the office- why is it not computerized and so outdated? She was disturbed and wrote up a police report. She is concerned about our safety and how people can get in through the back gate- people do piggy back in. We asked Michelle to drop off a copy of the police report to the office.

3. Gail Noonan, 76 Red Hill- stated that when we repave roads, we installed new street signs which still are not visible at night. Can anything be done?
4. Lynda Dowd, 68 Red Hill- Lynda commented on how much trouble it was on recycling day. Due to the high winds, recycling was all over the street. Recycling can't be put into plastic bags and everyone should have lids on their cans. Residents should call the township with problems.
5. Nancy Volk, 23 Maidstone- suggested that we use more robo-calls when trying to convey important information. Andy discussed the cost involved with robo-calls. He stated we also have 1970, 1971, website and other sites. We don't have everyone's phone number or emails on file. We have 2200 phone numbers and about ½ the population for emails. If we do email blasts- that goes to about 800 people. We did reach out to the township to do a robo call and they only make calls in an emergency situation. We also asked them if they would do an interim pick-up but the township said no.

Respectively submitted,

Lynn Miller

Lynn Miller, Secretary

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MARCH 9, 2022

I.	CALL TO ORDER	7:00 PM
II.	PLEDGE OF ALLEGIANCE	
III.	ROLL CALL	
IV.	GUEST(s)	
V.	REVIEW/APPROVAL OF MINUTES 1. February 9, 2022	
VI.	TREASURER'S REPORT 1. Statement of Cash Flow 3/9/22	
VII.	PRESIDENT'S REPORT	
VIII.	MANAGERS' REPORT	
IX.	MOTIONS	
X.	COMMITTEE REPORTS	
XI.	OLD BUSINESS	
XII.	NEW BUSINESS	
XIII.	ADJOURNMENT	
XIV.	OPEN FORUM	