

# Cove Point Club

## Board of Directors Meeting

June 19, 2010

The meeting was called to order at 8:45 A.M. by President Bob Carlson.

All board members were present.

Community members present: Harry Joswick, Lynn & Bernie Gavula, Pam & Dan McPhail, Jeff Becker, John Drobny, Martha Erdody and Dorothy Lewy.

A motion to approve the minutes of the May 15, 2010 board meeting was made by George Dorry and seconded by Al Herr.

### **President's Report – Bob Carlson**

Bob reported that Jim Usher, marina chairperson, has resigned from the board and that a villa owner would be appointed as his replacement.

The flagpole, in memory of Mahlon Earle, has been delivered and will be installed by Jim Aiken and an electrician will install some lighting in the area.

The progressive dinner was excellent and enjoyed by all who attended.

The lowering of the lake will be in 2011, not 2010 as originally reported, therefore the date for dock removal will be later than originally expected and the specific time will be announced at a future meeting .

### **Vice President's Report – John Lewy**

No Report

### **Financial Report – Jack Erdody**

Copies of the financials were distributed to the board members. All 5 categories show positive results through May. One member is in arrears for \$100, otherwise all members are paid in full. June 30<sup>th</sup> ends the fiscal year and after that date, the books will be closed and audited, and all necessary taxes will be paid.

### **Landscaping and Grounds – George Dorry**

It has been a busy couple of weeks with a very successful work day and fence/railing project. Many, many thanks go to all the willing workers who gave their time and effort to improve our community and save us an appreciable amount of funds. Thank you very much.

The fence/railings are complete in front of 700-900 units. The next area to be done is in front of the upper 600 units. We have enough material to finish this section and will probably have enough left over to start in front of the 1100 units.

The flag pole base will be set and the engraved slate slab for installation dedicating it to Mahlon O. Earle has been ordered.

Club house gutters, gutter guards and down spouts have been replaced. It appears that this has diverted sufficient rain water so that the foundation leakage has at least lessened if not stopped totally. We will wait and see.

The tennis court tiles are expected on or about June 25<sup>th</sup> and will be installed the next day.

The picnic tables from the West Shore and the Clubhouse, as well as the decorative memorial benches, are being gathered together and we will be looking for volunteers to help stain them and also the Cove Point sign.

The grounds look good, the grass has been cut and trimmed and hopefully we are keeping ahead of Mother Nature.

PP&L has requested permission to come on CPC property to inspect some trees that interfere with electrical lines. Hazardous trees will be cut down.

Some members have requested that a forester/arborist come to look at their trees. This expense will be shared by those owners who wish to have this service. If you are interested, please contact George Dorry.

### **Villas – Rick Koup and Al Herr**

The 700 units have been painted and the 1200 units are next, however they need some carpentry work done before they can be painted.

Skip Jackson will be correcting a roof leak in the 700 cluster.

The electrician replaced a broken circuit breaker in the panel for the upper well.

### **Marina - Jim Usher**

Everything seems to be under control at the moment.

There have been a few calls for pin replacements which have been handled expeditiously.

Chains from the dock to the anchors have been a problem this year. Replacement chain has been purchased and more chain is on order. We are looking at implementing a chain replacement program. Data is being gathered to figure out when the chains should be replaced. It looks like every 10 years we should do this, however a decision will be made in the next few weeks when the final study is concluded.

Currently, the chains are replaced when they break, the docks shift, etc. We will be implementing the aforementioned program to be more pro-active and minimize any damage and inconvenience to CPC owners.

Two work sessions have been scheduled to repair the many damaged floats we have. Many individuals have brought ideas along with some products. We will be using these ideas and products to repair the floats and then hopefully be able to determine the best and most cost effective solutions.

I am willing to continue with the dock master duties. However, if the board would prefer someone else to handle this job, let me know who I should forward the electronic files to and deliver the hard copy files. I would appreciate an answer ASAP.

### **Architectural Control – John Lewy**

No report. The committee thanks the members for their cooperation in notifying them, asking questions and their willingness to comply with the architectural rules and regulations.

### **Social Events – Nancy Herbst**

The progressive dinner was held Saturday, June 12<sup>th</sup>. We had perfect weather and 36 people participated. Special thanks go to Andrea Shimer for co-chairing the event and big thank you to the 3 people who hosted a course – Anita Auerbach, Virginia Morrison and Shirley Herr. There is \$40 leftover and a “social kitty” will be established to defray costs for future affairs (decorations, ice, condiments, etc).

The clubhouse has been rented for August 21<sup>st</sup>.

Sweatshirts and/or T-shirts, with the CPC logo, boat related pictures and/or appropriate sayings, will be available to order at cost. Information and order forms will be disseminated shortly.

If you have brought food to a CPC gathering and are willing to share your recipe with your neighbors, please send the recipe to Pam McPhail ([sybil407@yahoo.com](mailto:sybil407@yahoo.com)) for the next newsletter.

The next event is Rock the Docks on Sat July 3<sup>rd</sup> (rain date July 4<sup>th</sup>) at 5pm. More information will be coming.

### **Ongoing Business**

Wireless internet service will be available soon in the clubhouse.

### **New Business**

There will be a dedication for the flagpole before Rock the Docks on Sat July 3<sup>rd</sup> at 4pm. If you have a memory of Mahlon that is funny and/or upbeat, please contact Jack Erdody.

Rick Koup had his fishing boat stolen after Memorial Day weekend and shared his experience. A security committee has been formed to study, discuss and recommend suggestions to deter this from occurring again. George Dorry is chairperson.

## **Membership Comments**

Jeff Becker reported that the community path between Reino and Dorry's property has some rotted ties.

Martha Erdody expressed her displeasure with the new fencing in front of her villa.

The next board meeting is Sat July 17<sup>th</sup> at 8:30 A.M. in the clubhouse.

A motion to adjourn was made by Jack Erdody and seconded by Nancy Herbst at 9:35 A.M.

Respectfully submitted,

Carol Earle  
Secretary