

**UPPER GREENWOOD LAKE PROPERTY OWNERS ASSOCIATION
BOARD OF TRUSTEES MEETING
August 4, 2015**

ATTENDANCE:

Burr, Rob	E	Jones, Jim	P	Veninger, John	P
Colnaghi, Warren	P	Manzo, Rene	P	Zielinski, Gary	P
Fineman, Andy	E	Nietzer, Laura	P		
Horn, Jason	P	Sarnowski, Karen	P	Pojedinec, Jane	P
		Straubel, Kathy	P	Decina, Dennis	P
		Quirk, Andrew	P	Donoghue, Paul	P
				Martucci, Greg	P

P= Present E = Excused A= Absent P*present via Skype

Attorney Present: James Romer yes no

With a quorum present, the meeting was called to order at 7: 25pm by John Veninger.

Public Session:

A motion was made by Gary Zielinski and seconded by Greg Martucci to approve the regular meeting minutes for June, 2015.

11 yeas; 0 nos; 2 abstentions

A motion was made by Laura Nietzer and seconded by Andrew Quirk to approve the regular meeting minutes for July, 2015.

8 yeas; 0 nos; 5 abstentions

A motion was made by Karen Sarnowski and seconded by Paul Donoghue to approve the executive meeting minutes for July, 2015.

8 yeas; 0 nos; 5 abstentions

Correspondance:

An Allaire Rd. resident owed 2010-2015 past dues. For some reason only the 2013 dues were paid. A letter must be sent informing the resident that the boat needs to be removed. If he doesn't pay the back dues within 5 days, he will be referred to legal.

A zoning application was received for S. Ridgefield Rd., but since it is not in the easement it doesn't affect the association.

Membership Secretary's Report:

Karen Sarnowski reported that we have 1375 paid easements and 590 POA memberships for a total of 1965. There are 13 double docks, 16 tenants and 7 specials. These numbers are in line with last year at this time, except for easement which is lower than last year.

Treasurer's Report:

The approval of the July financials was tabled until next month as Rob Burr was absent from the meeting.

Unfinished Business:

Graffiti on township property: Tanya will email township and county.

Unpaved roads: No new information

Review of Master Plan submissions: Jane Pojedinec will assist chairs in completing their master plan submissions.

Bulkhead: Jim Jones reported that permits are being filed. Contractors are lined up. John Veninger brought up the idea of coloring the concrete to make it more aesthetically pleasing. We are up to \$4000 in permitting fees at this point.

SPECIAL PROJECTS

Short Term Projects: none

Long Term Projects: none

COMMITTEE REPORTS:

Activities: Kathy Straubel reported that the next upcoming activity is Music Under the Stars with The Agents on Saturday August 8 at 7pm.

Beach: Laura Nietzer reported that movie nights, ice cream socials and candy bar bingo have continued. The hot dog roast was a success.

Boathouse: no report

By-Laws/Rules/Regs: Karen Sarnowski reported that she'd welcome questions about the proposed rules/regs. Andrew Quirk brought up the fact that hunting is not addressed and was told that state laws cover that. The state also covers no harassment of wildlife using watercraft. What is the jurisdiction for addressing drones? Jim Romer will look into this. Rene Manzo mentioned that bubblers were not addressed. Any other comments should be sent to Paul Donoghue or Karen Sarnowski.

Clubhouse: Gary Zielinski reported that the refrigerator has been ordered. Cabinets will be installed, as well. It is recommended to look into a propane heating system. Gary also tried to get prices for a front door and no one showed up for estimates. Also, he'd like to add two more cameras to cover the blind spots. He'd also like to have Barbarese replace the front beams.

Computers: No report

Dams: Andrew Quirk reported that the paint selection has been made for the spillway of graffiti-proof paint. He attended the lake emergency tabletop drill. He asked for 5 proposals for installation of the dam camera and refacing of the dam. Barbarese came in with the best price \$21,800.

Paul Donoghue made a motion to approve the dam project as long as it does not exceed \$25,000. Warren Colnaghi seconded the motion.

13 Yeas 0 nos 0 abstentions

Docks: Karen discussed that fact that a resident on the 2nd lakeshore has been dumping debris on parklands. A landscape company will be hired to clean it up and the bill will be sent to the resident. Gary suggested that the barge be kept at dock #901 near the dam.

Dredging: No report

Easement: An Easement meeting was held on August 4, 2015 at 7pm. (see Public Session) change time to 7:15pm

Encroachment: No report

Environment: Andrew Quirk reported that he contacted the state about the new lake assessment program. He has not heard back. Kathy Straubel will discuss with Tanya having the a stream tested for

E. coli that a resident has complained about.

Entertainment: no report

Executive: no report

Insurance: no report

Legal: no report

Master Plan: Jane Pojedinec is still missing write-ups from some committee chairs.

Parklands: Jim Jones reported that he still has trees to assess. The dock on middle island will wait till lake is drawn down. Karen Sarnowski mentioned that a property owner would like to donate a lakefront lot to the town. Karen would like to have Tanya find out if UGL can buy it.

Publicity: A discussion ensued about having Tanya be able to maintain the website working with a web developer or a free online web service. Dennis Decina will look into this. Dennis has addressed the maintenance of the sign.

Newsletter: No report

Security: Kenny Hall reported on some security issues. A 9.9 Suzuki engine was stolen. Security guards are getting a hard time from boaters. A Passaic Dr. dock owner complained that someone is using her dock illegally. The illegal user has been notified to remove the boat as they are not POA members. A boat on Yardville has no proper registration. The owner has been ordered to pull the boat. A red and white Mastercraft near Yardville was illegally launched. Pictures have been taken. An Allaire Rd. resident has an illegal boat docked. They haven't paid since 2013. They will be notified that they have to remove boat and dock. The WM police were out on the lake on Sunday. Many boats were pulled over for outdated UGL stickers. A boat registered to Lakeshore Dr. did not have a current registration. The police issued a ticket. A video tape has been found that a resident of UGL used a boat to run into the swim platforms. Police discussed this with the father of the boater.

Will fell off the boat while assessing docks and lost his glasses and cell phone. Jason Horn wants to reimburse him for a job-related expense.

Stumps: Jim Jones reported that there are two new employees on the barge working on stumps. August 29 will be the official christening.

Township: Laura Nietzer will mentions the drones and bulkhead permitting to the Lakes Committee.

Weeds: The lake is currently being treated. Board members mentioned that there have been a lot of weeds in the lake this year.

Ad hoc committees:

Storm drains: no report

Independent audit committee: no report

New Business: Laura Nietzer brought up the gypsy moth problem. Tanya should look into the application for state aid for the problem.

A motion was made by Greg Martucci and was seconded by Kathy Straubel to adjourn the meeting at 10:00pm.

Approved by acclamation.

Draft respectfully submitted by Kathy Straubel