

CENTENNIAL PINES CLUB MEETING MINUTES

December 21, 2022

Members in Attendance: Greg DeWitt, Dawn Fisher, Sharon McKenny, Elaine Monticollo, Jerry Morgan, Clark Perks and Ryan Zambon.

Also in Attendance: Jim Zambon

The meeting began at 7:30 p.m.

November meeting minutes were read and approved.

Clark Perks reported that he has initiated the process of obtaining a debit card for the Club. It could be used for many reoccurring bills such as Verizon, website maintenance and lake treatments. It could also help with purchasing larger items such as picnic tables and items for our social events.

Jim Zambon gave the treasurers report. He asked for approval on payment of legal bills from Jay Greenblatt. They were approved. Jim asked for remaining outstanding bills or purchases to be provided to him ASAP so that he could close out 2022 books. He then presented a preliminary 2023 budget. A discussion followed on whether to use the additional annual dues to add another \$10,00 to the surplus in preparation for payment for the dam repairs. He asked the Board to gather information about planned projects for 2023. Lastly, he stated that liability insurance for 2023 and the future has increased dramatically in price. He will put out the policy for bid for next year and asked for recommendation of other potential vendors.

Sharon McKenney stated she would like additional monies for social events and for new benches for the beach. The landscaping budget will need to be increased next year as well.

New Business

The Board discussed the upcoming annual meeting. It will be held on January 17 at 7 pm. Clark will gather the necessary permits and reservations. The three people who have been brought forth for election are Clark Perks, Dawn Fisher and Richard Krasner. Clark stated that the Board will need another meeting to finalize the 2023 budget and prepare for January 17. Also, the Board needs to discuss the possibility of increasing the annual dues.

It also discussed the concerns of the sober living home which is in our community.

The meeting was adjourned at 8:30 pm.