

Collings Lakes Civic Association

General Meeting Minutes

Meeting December 02, 2024

Call to Order

Meeting called to order by Vice President Donna Sutts at 6:30 PM

Pledge of Allegiance conducted

Roll Call of Officers and the Committee Chairpersons

Steve Slimm (Here, over seeing election), Donna Sutts (Here), Beth Anderson (Here), Donavon Saunders (Here), Lynn Venezia (Here), Donald Watson (Here), David Blair (Absent)

First Orders of Business

Minutes from November 04, 2024 meeting are on line and will not be read.

Carol Weldon asked why she is not seated at the election table considering she is part of the election committee. Some of the residents reminded Steve that he publicly asked Carol to be on the election committee. Carol is then seated at the election table.

Treasurers Report

Statement of Activity

Revenue

LATE FEES \$3502.48

OTHER INCOME 0.00

2020 SPECIAL ASSESSMENT 0.00

ASSOCIATION FEE (deleted) 0.00

FUNDRAISING 0.00

BONFIRE (SHIRT/HAT) FUNDRAISING 0.00

Total FUNDRAISING 0.00

Total OTHER INCOME 0.00

TIER 1 ASSOCIATION FEE \$25.18

TIER 1 DAM FEE \$98.83

TIER 2 ASSOCIATION FEE \$1229.32

TIER 2 DAM FEE \$4675.62

TIER 3 ASSOCIATION FEE \$709.03

TIER 3 DAM FEE \$2703.26

UNAPPLIED CASH PAYMENT INCOME \$68.05

Total Revenue \$13051.40

Other Revenue

Interest Income 0.00

Legal Fees Collected/Reimbursements \$5717.60

New Resident Set Up Fee \$250.00

Other Revenue \$5967.60

GROSS PROFIT \$19019.00

Expenditures

Returned Check Fee \$15.00

Beach

Beach Maintenance-1 \$417.95

Portable Toilets \$300.00

Total Beach \$717.95

Games of Chance \$20.00

Interest Expense

LOC Liberty Bell 3501 \$599.38

Total Interest Expense \$599.38

Office

Postage \$4.08

QuickBooks Subscription \$235.00

Total Office \$239.08

Professional Fees

Accounting/Bookkeeping Fees \$506.25

Legal Fees (Collections) \$7376.89

Total Professional Fees \$7883.14

Taxes

Tax Filing \$204.97

Total Taxes \$204.97

Utilities

Electric \$12.55

Total Utilities \$12.55

Total Expenditures 9692.07

Legal Fees/Collection Fees 21147.75

Total Other Expenditures **21147.75**

NET OPERATING REVENUE \$37,107.94

NET REVENUE \$37,107.94

ACCOUNT BALANCES

Operating Account \$278,545.25

Dam MM \$496,919.44

MM \$81,705.60

Games of Chance \$5046.18

Petty Cash \$796.23

Motion Made by Donovan Saunders, 2nd by Donald Watson, Lynn Veneziaie Objected, Roll Call for Approval of Treasurers Report: Donovan Saunders (Yes), Beth Anderson (Yes), Donald Watson (Yes), Donna Sutts (Yes), Lynn Veneziaie

Unpaid Bills

Andrew Unterlack \$780.00

Atlantic City Electric \$12.13

Court Officer Wentworth \$456.35

Domain Networks \$289.00

H&S Business Partners

11/01/2024 \$712.50

11/15/2024 \$787.50

H&S Business Partners Total \$1500.00

Hill Wallack \$3755.75

Passarella Smarra CPA \$1825.00

Pennoni Associates

Bill # 1231433 \$19240.00

#1227361 \$16662.00

#1237043 \$7788.75

#1240715 \$6238.00

#1250632 \$1837.00

Total Bills for Pennoni \$51765.75

RD Zeulli \$91099.95 (Hold Until Completed)

Superior Fence and Railing \$1950.00

Bob Kauffman, Teir 1 pursues discussion of withholding RDZ and Pennoni bills until work is complete. It was clarified that the Pennoni bills were Lake George and Lake Albert not Cushman. It was also clarified that the only new thing we paid for were the Gabion Mattress. Jen Kauffman, Teir 1 suggest withholding Pennoni's money until she responds back to Dam Safety, at this point because we are so far behind.

Donald Watson suggests putting off these folks until the work is complete, before we get wrapped up in other committees for other dams with the same folks that are slow walking this, can we look at getting other companies to do the work on the next dams? Beth Anderson states we still have to get other bids for the other dams , but we have to pay these bills. Donald Watson made a motion to not pay RDZ until they are done the work. Only pay them for work that they have already done, not for future work.

Lynn objected to a Hill Wallack bill for \$95.00 for a direct email that she did not do. Donna tabled the bill for an executive board meeting.

Total Bills 153,433.93 Amended Amount Paid \$62,238.98

Motion to pay Bills by Donald Watson, 2nd Donovan Saunders Roll Call Lynn Veneziales-(No) Donovan Saunders (Yes), Beth Anderson (Yes), Donna Sutts (Yes), Donald Watson (Yes)

Dam Updates

The Construction is moving forward, we don't know yet how many ACVs have to be flipped, they have been asked several times. We have approved the addition of the Gabian Mats, we are still waiting for Beth Ann to approve the design.

Grounds

The fence around the Dam has had signs added to both sides. There is going to be a work detail at 2nd beach on Saturday to try and clean the lake beds.

Fund Raising

A question was asked about starting an account specifically for fund raising for the park. Beth is going to look into it.

By Law Changes

The purpose of the current By Law changes is the new management company would like to do invoicing and elections via email to save on postage and supplies. There are papers that have been printed out for everyone to read. The due date for dues would be March 1st instead of January 1st. When the By Law changes are completed it will go out to the community to vote for approval. The changes will go out with the invoices to be voted on, that will also request your email addresses in order to do future billing and elections.

A discussion ensues about the proposed by-law changes and how it relates to the court order. A resident asked who is amending the by-laws? Steve Slimm stated that it is being done by the attorney upon completion it will be sent to a judge. Steve states we are allowed to make changes to the court order. Some residents have concerns about breaking the court order. Steve assures them we are not breaking anything.

Election Results

Teir 1 Mark Wainwright 33 votes, no additional candidates.

Teir 2 David Blair 53 Votes, Tom Veneziales 40 votes, Logan Hammer 12 votes

Teir 3 Donna Sutts 16 votes, Brian Trozatte 4 votes, Bob Sutts write in 1 vote

Donna Sutts withdrew from the Election, Brian Trozatte will be the winner for teir 3.

Tom Venezia, Teir 2 states he is contesting the election and wants the election redone.

Carol Weldon, Teir 2 starts a discussion with Steve Slimm about “how she was part of the election committee and at no point did you ask for me to participate in anything. You even forgot about how I was supposed to be sitting there counting votes.”

Carol Weldon, Teir 2 discusses how some of the envelopes had no return address on them and how there was no list to verify if the voting residents were paid up. Steve Slimm Clarified there was no list. Carol stated in my opinion this whole thing was done incorrectly, because of the fact that you had no 3rd party, that is unbiased opinion of somebody gathering envelopes and bringing those envelopes that are sealed and validated the this person is paid up to date. Carol then suggests that certain people are removed from the board, especially Steve Slimm.

Lynn Venezia proceeds to make a motion, but Donald Watson says no I think we need to stop being a bunch of babies when don't go right because he screwed up. People make mistakes, we are all adults.

Donald Watson says, this is why I joined this board, because I've come to meetings and sat out there like you and there was too much of this kind of shit going on. We have got to be adults.

Raffle for chances from Fall Festival

Chick Fil A - Adrian Pagan Pasta Night - Sora Simons Pet Stuff – Mark Wainwright

Paint Night – Vera Watson Angelos Pizza – Vera Watson Wawa – Donna Sutts

Motion to Adjourn Steve Slimm 2nd Donovan Saunders

Minutes amended 01/14/2025

COLLINGS LAKES CIVIC ASSOCIATION

Respectfully Submitted,

David Blair, Secretary