

**MASTHOPE MOUNTAIN COMMUNITY POC
GENERAL MEMBERSHIP MEETING
LOWER COMMONS
NOVEMBER 9, 2013**

- 10:20AM Meeting called or order & salute to flag
- 10:23AM Steve Stern no one came forward as a volunteer to chair this meeting, so his position as a Board of Director is void for this meeting. S. Stern stated he is only here to officiate this meeting.
- 10:25AM There will not be a vote on the Bylaw Amendment at this meeting. This will be an information meeting only. Attorney Klemeyer explained to the property owners that a sentence was left off the mail out, so we cannot vote on the Bylaws today. The notice is defective and we have to go back to the beginning.
- 10:30AM Steve Stern stated the first order of business is a motion to waive the reading of the minutes.
- 10:33AM Motion: Waive the reading of the July 13, 2013 Minutes.
Maker: Stanley Okun – 464MR
Second: John LeBow – 572RM
- 10:34AM Steve Stern stated we need a motion to accept July 13, 2013 Minutes.
- 10:35AM Motion: Accept the July 13, 2013 Minutes.
Maker: Stanley Okun – 464MR
Second: John LeBow – 572RM
- 10:38AM Steve Stern stated that we have quorum. There were 108 directed proxies mailed in and 68 property owners signed in.
- 10:40AM Foster McCoy gave a brief Treasurers Report. Foster stated that the monthly Treasurers Report is posted on the website after its approval after every Board of Directors Meeting. This report is posted for the property owner's review. The second item published is the Auditors Report. F. McCoy explained the difference between the Treasurers Report and the Audit Report to the audience. Foster then stated that he would like three new members on the Budget Committee. A request will be published in the

Weekly Messages, also on the website. If you are interested please contact the office or send an email to my attention.

10:50AM

Dan Clark gave the Presidents Report. Besides the Board of Directors there are a lot of people involved in the process of running the community. All committees are made up of volunteers with the Board of Directors, and it is very time consuming. The Strategic Plan Committee will present their plan to the Board for review and then the Board of Directors will present the plan to the property owners for approval. The Audit Committee has three members; they must give a quarterly report to the Board of Directors. The Budget Committee was formed so property owners understand how the Board puts a budget together. Unfortunately the Bylaws that we wanted to vote on is not taking place today. We would like to combine our Bylaws so that the Falling Waters side and Masthope Rapids side read the same. The last changes were done in 2004.

Dan Clark stated this past July he became a member of the Westcolang Association. That association governs the entire lake. The meetings are quarterly and if you have a chance please attend. The meetings concern the health of the lake.

Lastly, management had M&M Meetings, management and members and I have attended the Town Hall Meetings. When you're at a structured meeting like this one there are no opportunities to just talk. The M&M Meetings and the Town Hall Meetings are not as structured and you may talk about anything.

11:00AM

Ron Schmalzle – Manager's Report

Ron Schmalzle informed the audience Randy was having a tune-up and he would be giving the Manager's Report at this meeting.

Ron stated the courts and parking will be done prior to ski season with approximately 80 additional spaces plus 10 handicap spaces added. The landscaping will be completed in the spring.

The Falling Waters culvert project will be at least two years out. The engineering is complete and permits are out to the State.

Beach House is complete. Winter schedule is being developed. Parking plans are being developed. Bingo will be held in the Beach House through ski season.

River Park will be complete in the spring. We are waiting for the electrical service and minor interior work.

The bulk of this year's paving projects have been completed. We are in the process of putting a comprehensive reserve study together.

The Property Owners Handbook is being revised and should be ready by year-end.

Ron stated that the Summit Bar & Restaurant and the Market Place are ahead of last year. Ron recognized Joe Gattuso and Lindsay Cron for their efforts in making this happen.

Ron Schmalzle acknowledged Bill and Lillian Deger for their undertaking the Oktober Fest.

Ron Schmalzle recognized June Carrozza and stated June brings an energy that only she has.

Ron paid tribute to all the volunteers of Masthope for their hard work and dedication.

Ron Schmalzle gave the Ski Report. Ron stated this year should be less challenging than the past two years. We are scheduled to open on or before December 14th. Stickers are here and ready. Sales are up, rentals are up and the price goes up December 20th. The Ski Swap is November 23rd and 24th. On the mountain the lifts are ready for inspection. The low energy has been taken care of this year. We are testing everything this week.

Ron informed the property owners the Patrol Room is being expanded. We are creating a treatment room and holding room developing a better way to transport people.

Also, we have added additional snow making equipment and added to the terrain park.

This year we have increased programs for the juniors and adults who would like to improve their skiing.

The trails have been groomed and are ready.

Orientation and training schedules have been set so think snow and cold weather.

11:19AM Steve Stern asked the audience if they had any questions. There were none.
S. Stern called for a motion to adjourn.

11:22AM Motion to adjourn the meeting
Maker: Stan Okun 464MR
Second: Dan Wyatt 250MR