

DRAFT
MASTHOPE MOUNTAIN COMMUNITY PROPERTY OWNERS
ASSOCIATION
GENERAL MEMBERSHIP MEETING
NOVEMBER 1, 2014
LOWER COMMONS

Transcriber: Donna O'Grady

- 10:04AM Steve Stern called the meeting to order and Pledge of Allegiance.
- Steve Stern informed the membership that 158 Directed Proxies were mailed in so we have a quorum.
- S. Stern stated there will be a change in the Agenda. A fire safety presentation will be heard before the Managers Report.
- S. Stern introduced Jerry Jacobs as head of counters. The additional counters will be announced if and when they are needed.
- Motion to waive the reading of the Minutes from July 12, 2014 General Membership Meeting.
Maker: Bill Deger – 579RF
Second: Jerry Jacobs – 210FW
Motion passed by visual inspection.
- Approval of the July 12, 2014 General Membership Meeting Minutes.
Maker: Susan Barker – 9MR
Second: Jerry Jacobs – 210FW
Motion passed by visual inspection.
- 10:08AM Treasurers Report – Foster McCoy
Foster McCoy gave a short report covering May 1st through the end of September.
- 10:10AM Presidents Report – Dan Clark
Dan Clark informed the membership about the invasive plant in our lake that will in the end effect the budget. The plant is called milfoil and is very difficult to control.
Dan Clark informed the membership of the Falling Waters culvert project. D. Clark said we thought we could put it off for two years or more, but after the last storm we found out we could not. Part of the project has been funded already, but we need to fund the remainder. This will come up at the next General Membership Meeting.
- 10:15AM Steve Stern introduced Nicholas Haros, Esq. and William Owens, CPA.

- 10:16AM Fire Prevention and Safety Presentation
- 10:34AM Management Report – Randy Schmalzle
Randy Schmalzle updated the membership on the PA State Police situation. Randy said the Summit Restaurant donated 450 breakfast sandwiches to help feed the people hunting for this man.
R. Schmalzle gave an update on the Aqua projects and the Masthope road projects completed early this year and said we were selective on roadwork because of budget constraints.
Randy Schmalzle thanked June Carrozza and all the volunteers for a job well done.
Randy Schmalzle said it was a very good summer, all seemed to go smoothly. John Castellano and Sheldon Langer have been trending the numbers for growth over a three year span. Our numbers are not showing the renters are overrunning the lake and pool areas, the numbers are staying almost exactly the same for the three years.
- 10:44AM Ski Report – Ron Schmalzle
Last year was the longest ski season ever. This year we are planning to open the second or third week in December.
Please get your season rentals early as we do sell out.
The ski swap is November 22nd and 23rd and there is a lot of equipment and clothing.
We have increased the capacity of snow making adding 22 guns on the mountain with fourteen being high capacity tower guns. Water capacity has also been increased by approximately 50%. All of this means we can recover and open in a hurry.
We had a major mechanical breakdown last year with the gear box. That repair will be completed this month and our insurance policy paid for it all.
With the purchase of the additional property tubing will be greatly improved.
We are starting a ski camp for adults this year and a racing club which should prove to be very exciting.
- 10:50AM S. Stern called for questions on reports.
No questions
-
- 10:51AM Dan Clark explained Article 1.
- 10:54AM Dan Clark asked for questioned.
No questions

10:55AM Steve Stern announced for the record:
158 Directed Proxies Received
38 Property Owners Present
196 Total
131 is the exact number needed for the vote.

Steve Stern called for the vote.

MOTION: 01:11:01:14

Whereas the Document Committee of the Board of Directors has been charged with updating and revising the current set of Bylaws of the Masthope Mountain Community, and whereas; the committee has recommended an incremental, article-by-article review; and whereas, the next section for the property owner review are sections of Articles I; and whereas, the Board of Directors pursuant to Article VIII has approved a board motion to send the amended Article to the community for approval.

Motion:

Therefore, be it resolved that pursuant to Article VIII of the Masthope Mountain Community Bylaws, the following proposal for revision of the Bylaws be approved by the association membership. The revised article is part of this mailing.

(Details listed in Explanation of Amendment mailed to all property owners for this meeting).

The Directed Proxy Vote:

15 No
135 Yes

The motion passed by visual inspection.

Old Business: None

New Business: None

11:05AM Meeting Adjourned