**The Hemlock Lake Home Owners Association**

[www.hemlake.org](http://www.hemlake.org/)

 A meeting of the Hemlock Lake Property Owners was held on September 4, 2021 in person and via ZOOM, the meeting started at 10:08 am there were 20 members present which constituted a quorum.

Joanna read the minutes from the last meeting, Cassie Hogrelius motioned to accept the minutes, Joe Primus seconded the motion, and all were in favor.

**Financial Report:**

Cassie read the financial report.  As of today, we have $12,075.45 in the Checking account with $1520 allotted for the AED.  EAP account $5,007.53 and the regular savings has $10,074.25 all bills are paid with the exception of Processor labs $120.

Mark Ackerman motioned to accept the financial report and Trish Primus seconded he motion.  All were in favor.

**Old business**:

The ***meeting time***will remain the same for next year 10:00 am in person and with the zoom option.

***AED***-Dianne Hamilton is working with the fire department to decide on the type of device.  The location and purchase are still pending.

***Memorial garden bricks-***this is still an ongoing process, all are welcome to still purchase bricks at any time, please see Danielle Arcuri for order forms.  A location has not been decided on yet.

***Roads*** are completed for the year.  We initially had in the budget for this $20,000 however we went over that budgeted amount by $8,000 so there will be no more paving done at this time.

***Lake***- Processor Labs reports that after the rain is 110 ppm.  We are still well under the 300 safe numbers.  Treatments are still ongoing from Clean Flo.  They have been out monthly; Eco Solutions treated the milfoil plants.

***Dam inspection-***was completed and was satisfactory.

***Pavilion***- the trim still needs to be painted and the flag bunting needs to be hung.

***Bi-Laws***- this will be a BOD winter project.

**New business:**

Cassie is stepping down from the treasurer position after 27 years.

Thank you, Cassie, for all of your years of service, you will be missed.

Michele Bennett thanked everyone for their generosity at the last meeting with the donation they made to her family after the accident that Dan and her were in.

***Speed humps***-we are looking into portable bumps to be installed over the summer so that they can be removed during the wintertime for snow removal.

There are homes for sale in the development.

***Dues***- they are due now, to avoid late fees, please get them paid this weekend.

***Pavilion***-there were dead trees removed from the common areas, there are still more that need to be cut down.  Unfortunately, one did fall during the last big storm and punctured a hole in the roof of the Pavilion.  Thank you to all who got this patched up so quickly.  The roof was repaired and the dead tree removed.  There are still some water marks on the ceiling inside.  We did submit a claim to the insurance company and waiting for them to come out and investigate.

***Storm issues***-along Burger Hollow Road there was a lot of debris that floated down the creek that needs to be cleaned up.  All of those that own property that boarders the creek, you are responsible for cleaning the debris on a regular basis, that would help us to elevate the buildup issues and flooding on the roadways.

Gerald Schantz mentioned that there was a theft on his property, they took a tarp and changed a lock on his shed, he filed a police report but wanted to be sure that everyone knew that they should watch out for their property as well as their neighbor’s.

**Election results:**

President: Joanna Valentine

Vice-president: John Karcher

Treasurer: Danielle Arcuri

Board of Directors: Mark Ackerman, Michele Bennett, Vincent Bonafede, Stephen Crane, Nadia Soloukhina, Sofia Udovenko,

Mark Ackerman motioned to accept the results, Joe Primus seconded the motion, all were in favor.

Angela Mangino motioned to adjourn the meeting, Cassie Hogrelius seconded the motion, all were in favor.

Respectfully submitted,

Joanna Valentine

President