

**Public Meeting Minutes (Wednesday, March 30, 2022 – 6:30pm-7:30pm)**

**Attendees (Restaurant):** David Davis, Traci Aita, Lena Fowler, Jacob Meyer, Kevin Ferra, Jeff Poth, Cody Hess & Karen Amici

**President's Report (Dave Davis):**

- Approved February 16, 2022 Board Meeting Minutes
- Reviewed February 2022 Pre-Audit Financials
- Introduced Board of Director Jeff Poth-Treasurer
- Addressed Lake Access Rights for Deep Wood Lakes/Seth Maurer- complaint filed
- Discussed the 2022-2024 Swale/Paving project. 3 Bids were received for the project. The Board, GM and Engineer will review in the coming days.
- Discussed the 2022 Dam Review Engineering Proposal- bid awarded to Pennoni Engineering. DEP timeline remains unchanged.
- Discussed the Significant Increase in Insurance Coverage- met with Broker. The Board is reviewing options and suggestions regarding Association practices and insurance/insurability.
- The 2021 Audit will be completed first week of April.
- Main Entrance Reconfiguration Study- tabled due to financial considerations
- Emergency Exit- Association is looking for alternative routes

**Department Reports (Highlights):**

- **Restaurant**
  - Restaurant had solid sales in February and is trending higher for March
  - Bar hours have been extended for evening sales
  - Loyalty program will be rolled out in the near future
  - New Spring/Summer menu will be rolled out next month
  - Restaurant Hiring 2 Servers and 1 Bartender for the Summer
- **Maintenance**
  - Maintenance upgraded locker room shower fixtures and upgrading sink fixtures
  - Composite decking project has gone out to bid.
  - Leaks in the clubhouse roof have been repaired. Flashing and Siding repairs are next.
- **ACC/Security Code Enforcement**
  - GM has assumed the Code Enforcement responsibilities temporarily
  - The GM is heavily monitoring swales for the upcoming Spring rains.
  - Security citations are up due for speeding and stop sign violations
  - Focus will be expired 2021 vehicle sticker enforcement and citations
- **Recreation**
  - Recreation is no longer accepting 2021 membership cards
  - Wet slip and newsletter advertising paperwork was mailed out
  - March Kids Movie Night was March 19<sup>th</sup>- a good time was had by all

**Committee Reports (Highlights):**

- **Advisory (Chris Blazic)**
  - Finalized draft of a short term rental policy
  - Provided information and code requirements of home whole-house generators
  - Reviewed first half of the BML By-Laws
  - Advised the Board to create a Covenant Review Committee whose sole function is to review the by-laws and covenants
  - Advised the Board to make upgrades to the boat launch area and parking lot
- **Appeals**
  - No hearings were scheduled.
- **Finance (Kevin Walsh)**
  - Finance committee will be meeting Thursday, February 24th
- **Public Safety (Chris Blazic on Behalf of Michael Kloton)**
  - Emergency response team is in the final stages of being formed.
  - "Community Watch" function is being formed with a tentative launch date of Spring 2022- Linda Jo Robbins will be the Coordinator. Volunteers are needed.
  - School bus stop safety continues to be a current priority- will research what is needed to have crossing guards at bus stops- insurance/child clearances needed?
- **Recreation/Volunteer (Karen Amici)**
  - Monthly charity raffle will resume in April
  - Easter Flower Pickup/Purchase April 9<sup>th</sup> and 10<sup>th</sup> in Community Room
  - Strawberry Social scheduled for June 4<sup>th</sup>
  - Committee will assist Recreation with Easter Egg Hunt
  - Committee will assist with Kids Fishing Derby
- **Restaurant (Joel Sokol)**
  - Restaurant Committee has restarted the BMLA Facebook page
  - The Committee is pleased that an entertainment reminder is sent out via email
  - The Committee is looking to form a Calendar of Special Events

**Questions/Comments from Residents (approximately 30 individuals):**

- An owner complimented the Maintenance department on the shower upgrades and cleanliness of locker rooms
- An owner commented about there is only 1 swan on the lake. She would like it to stay that way.

- An owner thanked the GM for pot hole patching. Residents need to notify the GM of pothole locations.
- Speed cushions will be installed in certain areas of BMLA. Edgerock & Tammy Trl intersection is one possibility.
- An owner commented on the oiling of the geese eggs. The GM will investigate.
- An owner asked about the hot tub. The last quote the GM received was over \$100K
- An owner asked about the Deep Woods property- not aware of any large scale sale.
- An owner commented on the SRBC decision regarding Deep Woods Lake water extraction. The full decision is posted on our website- [www.bmla.us](http://www.bmla.us)
- An owner asked about the emergency exit- current exit is for evacuation only per the reciprocal agreement. The Board & GM are reviewing options.
- An owner commented that a Honda civic has been parked on the outbound gate side for over 10 weeks. It will be moved.
- An owner recommended a Yield To Ongoing Traffic Sign at the guard shack. The GM will investigate.
- An owner commented about the Beech Mountain Lakes Realty LLC sign- not affiliated with BMLA and is being reviewed as a possible name infringement.
- An owner inquired about an address on Rock Shore Lane and if it is a rental property- it is not.
- QHV was asked if they have instituted a Security Deposit for guests to cover citations, etc. Yes.

# Lakeside Restaurant & Lounge

## March 2022



Sun

Mon

Tue

Wed

Thu

Fri

Sat

						<b>1</b> Restaurant-3PM-8PM Lounge-3PM-9PM	<b>2</b> Restaurant-3PM-9PM Lounge-3PM-10PM <i>Different Strums 6PM-9PM</i>
<b>3</b> Restaurant- 1PM-8PM Lounge- 1PM-9PM	<b>4</b> Closed	<b>5</b> Closed	<b>6</b> Closed	<b>7</b> Restaurant- 3PM-8PM Lounge- 3PM-9PM	<b>8</b> Restaurant-3PM-8PM Lounge-3PM-9PM <i>Two of Us 7PM-10PM</i>	<b>9</b> Restaurant-3PM-9PM Lounge-3PM-10PM	
<b>10</b> Restaurant- 1PM-8PM Lounge- 1PM-9PM	<b>11</b> Closed	<b>12</b> Closed	<b>13</b> Closed	<b>14</b> Restaurant- 3PM-8PM Lounge- 3PM-9PM	<b>15</b> Restaurant-3PM-8PM Lounge-3PM-9PM	<b>16</b> Restaurant-3PM-9PM Lounge-3PM-10PM <i>Autumn Falls 7PM-10PM</i>	
<b>17</b> Restaurant- 1PM-8PM Lounge- 1PM-9PM	<b>18</b> Closed	<b>19</b> Closed	<b>20</b> Closed	<b>21</b> Restaurant- 3PM-8PM Lounge- 3PM-9PM	<b>22</b> Restaurant-3PM-8PM Lounge-3PM-9PM <i>AVL Karaoke 7PM-10PM</i>	<b>23</b> Restaurant-3PM-9PM Lounge-3PM-10PM <i>ALV Kids Karaoke 1PM-3PM</i>	
<b>24</b> Restaurant- 1PM-8PM Lounge- 1PM-9PM	<b>25</b> Closed	<b>26</b> Closed	<b>27</b> Closed	<b>28</b> Restaurant- 3PM-8PM Lounge- 3PM-9PM	<b>29</b> Restaurant-3PM-8PM Lounge-3PM-9PM	<b>30</b> Restaurant-3PM-9PM Lounge-3PM-10PM <i>Kelly Reilly Duo 7PM-10PM</i>	



# Recreation & Administration

## April 2022



Sun

Mon



Tue

Wed

Thu

Fri

Sat


						1 Mahjong Tiles 1pm—5pm Com. Room	2 Yoga 8:45AM - 9:45 Am Kids Coloring Contest Starts
3	4	5 Volunteer Committee Mtg. @ 5:30 Com. Room	6	7	8 Mahjong Tiles 1pm—5pm Com. Room	9 Yoga 8:45AM - 9:45 Am Pool Area Egg Hunt— 2:30PM Playground	
10	11 Kids Coloring Contest Ends Advisory Mtg. @ 6PM Com. Room	12 Public Safety Mtg. @ 5:30 Com. Room	13	14	15 Mahjong Tiles 1pm—5pm Com. Room 	16 Yoga 8:45AM - 9:45 Am Pool Area	
17 	18	19	20 Finance Committee Mtg. @ 4PM Com. Room	21	22 Mahjong Tiles 1pm—5pm Com. Room	23 Yoga 8:45AM - 9:45 Am Pool Area	
24	25 Appeals Committee Mtg. @ 5:30 Com. Room Advisory Mtg. @6PM Com. Room	26 Public Safety Mtg. @ 5:30 Com. Room	27 Board Meeting @6:30 Com. Room	28	29	30	



# Recreation & Administration

## April 2022



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**FINANCE REPORT FEBRUARY 2022 YTD  
PRE-AUDIT**

<b>DUES COLLECTION: 86% OF BILLED.</b>	<b>(84% at this time in 2021)</b>
<b>NON-OP INCOME: \$391K WHICH IS \$104K OVER BUDGET</b>	
<p><b>INCLUDES: Membership Dues, Quail Hollow Reimbursement, Misc. Income, Late Fees, Interest Income, Resale Certificates, ACC Filings, CEO &amp; ACC Fines \$ Fees, Rental Fee Income, Garbage Fees, and Over/Short.</b></p>	
<b>NOTE - Collections Income is not included in this number.</b>	

<b>NON-OP EXPENSE: \$135.8K WHICH IS \$13.5K OVER BUDGET</b>	
<p><b>INCLUDES: Unrestricted Reserve Fund, Garbage Expense, Lake/Dam/Spillway Reserve Acct, Reserve Fund, Building Replacement Fund, Property &amp; Liability Insurance, D&amp;O Insurance, Dam Insurance, Interest Expense, Bad Debt, and Dock ROI to Capital.</b></p>	
<b>NOTE- Collection Inc to Reserve Fund and Depreciation Expense are not included in this number.</b>	

<b>NET DEPARTMENTAL EXPENSE/(INCOME): \$178.1K WHICH IS \$6.1K OVER BUDGET</b>			
		<b>Y.T.D.</b>	<b>Y.T.D TO BUDGET</b>
<b>INCLUDES:</b>	<b>Administration:</b>	\$38.6K	\$1.2K Under Budget
	<b>Clubhouse:</b>	\$25.4K	\$2.2K Over Budget
	<b>Recreation:</b>	\$8.1K L	\$1.5K L Under Budget
	<b>Maintenance:</b>	\$21.7K	\$3.1K Over Budget
	<b>Security:</b>	\$32.3K	\$.4K Over Budget
	<b>Campground:</b>	\$1.5K I	\$1.9K I Over Budget
	<b>Food &amp; Beverage:</b>	\$9.2K L	\$2.1K L Over Budget
	<b>Road Maintenance:</b>	\$44.2K	\$7.2K Over Budget

<b>TRANSFER FEE INCOME: \$4.2K WHICH IS \$1.2K OVER BUDGET</b>
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<b>THE BOTTOM LINE EXCLUDING THE ABOVE MENTIONED ACCOUNTS IS A NET INCOME OF:</b>
<p><b>ACTUAL \$69.2K                      PLAN - \$14.1K</b></p>

<b>CASH IN THE BANK:</b>		
<b>OPERATING FUNDS</b>	\$895,828	(OP SAVINGS & CHECKING, PETTY CASH)
<b>CAPITAL FUNDS</b>	\$329,882	(LONG AND SHORT TERM CAPITAL)
<b>RESTRICTED FUNDS</b>	\$443,307	(SPILLWAY, BUILDING REPLACEMENT)
<b>TOTAL</b>	\$1,669,017	<b>TOTAL FEB 2021 \$1,597,804</b>