

LIONS HEAD SOUTH ASSOCIATION, INC.

April 27, 2026 – May 4, 2026 Approved as Amended

Board of Trustees Standing Committee

Present: P. Krause B. Strothmann B. Skelly
 T. Behrens L. Bruzaitis M. Voto

Also, Present: L. Kolesa, Administrator

Absent: S. Mazza

The open meeting was called to order by P. Krause, President at 9:08 A.M.

Actions Taken:

1. Motion made by T. Behrens, seconded L. Bruzaitis to approve the minutes for the April 13, 2026 open meeting as amended. **MOTION APPROVED: 5-0**
2. Motion made by T. Behrens, seconded by M. Voto to accept the April 17th, 2026 Board of Trustee approved email approving the Finance & Insurance Committee, April 16, 2026 reinvestment recommendation to roll over; the April 16, 2026 mature Treasury Ladder of \$9,830.00 plus interest, at best interest rate. **MOTION APPROVED: 5-0**
3. Motion made by B. Skelly, seconded by T. Behrens to accept Arborsmith, April 20, 2026, Invoice #3031 in the amount of \$18,152.91 for the removal of uprooted trees, remaining tree trunks, hazardous/split trees, and hanging limbs caused by the 2026 winter wind & snowstorms. **MOTION APPROVED: 5-0**
4. Motion made by B. Skelly, seconded by B. Strothmann to approved R. Szpara as 2026 Community Awareness Committee Member. **MOTION APPROVED: 5-0**
5. Motion made by L. Bruzaitis, seconded by B. Strothmann to approve Arborsmith, April 20, 2026, estimate #4352, in the amount of \$1,012.94 for the removal of three (3) hazardous trees located at 10 Yorkwood Drive upon receipt of township tree removal permit. **MOTION APPROVED: 5-0**

Treasurer's Report: By: B. Strothmann

- The balance as of March 32, 2026 is \$1 200,774.95, of which includes the CD total \$59,000.00, stock total of \$235,186.09, cash total of \$518,672.42 and Treasury Ladder of \$387,916.44.

Standing Committee Reports:

Standing Committee Minute Requirement - P, Krause:

- P. Krause reminded;
 - Committee minutes must be submitted for board review and approval prior to being read at the Standing Committee and Resident Informational Meetings.
 - For coping and distribution purposes minutes must be submitted to the office no later than the Wednesday prior to the scheduled Standing Committee Meeting.

ACC – By J. Gilmour

ACC Event Calendar:

- Was reviewed and updated.

Meeting Schedule:

- June 11th.
- No scheduled meetings for July and August.

Recreation Committee:

- Pool opening - May 23rd
- Ice cream – May 24th
- Brick Water Safety Class – July 31st – 9 AM – 11 AM

Social Committee:

- Comedy Night was a great success bringing in a \$500.00 profit.
- Currently selling tickets for Cino de Mayo – Sunday, May 3rd – 5 PM – 9 PM

Architectural – By: M. DeFillipo

Resident Spring Walk-Through:

- Weather permitting scheduled for beginning of May.

Resident Complaints – Committee Members on Property:

Buildings and Grounds – By: T. Katakozinos

Painting Contractors:

- Researching potential painting contractors for the 2026 residential painting schedule.

Irrigation Systems:

- Will be turned on April 14th.
- Irrigation forms for concerns are located in the mailboxes located at the clubhouse back entrance.

Garden Club – Planting Schedule:

- Inquired to clubhouse renovation scheduling.
- Informed – Currently, no firm schedule.
- Use of potted plants only.

Annual Common Ground Inspection:

- Reorganizing zones.
- Upon completion, teams of two (2) will be scheduled for each zone.
- Scheduling information will be included in a Robo call, posted on the website, and printed in the Pride.

By – Laws – N/A

Clubhouse – By: R. Ferrainolo

- No meeting.
- Nothing to report.

Community Awareness/Security Safety – By: D. Rodgers:

Township Wide Garage Sales:

- North Section – was held April 25th
- South Section – October 3rd.

HMH Health Fair – Possible Dates:

- September 30th
- October 23rd
- October 28th

Blood Drive:

- Committee considering.
- Will update accordingly.

CPR Classes:

- Committee considering
- Free demonstration - \$25.00 fee for certification.
- Will update accordingly.

Pool Life Vac:

- Received.
- Will be placed near pool emergency phone.

Election Committee: - G. Carbone

Meeting Schedule:

- May 28th

Election Mailings, Forms, Guidelines, and Scheduling Time Lines:

- Have been reviewed and revised.

BOT Election – Committee Solicitation:

- No committee solicitation or recruitment.
- Will no longer forward current board members a courtesy Letter of Intent.

Election Schedule:

- Call for Nominations - September 8th – to be placed in the July Pride edition.
- Ballot mailing – October 5th
- Notice to Members Not in Good Standing – October 9th
- Annual Membership Meeting – November 9th
- Election – November 9th
 - Residents may be present for ballot counting only.

Finance & Insurance – By: B. Strothmann

Committee Secretary:

- April 14th - M. DeFillipo approved as secretary.

Meeting Schedule:

- Next meeting – May 13th – 7 PM

Recreation – By: B. Strothmann

Outdoor Shuffleboard:

- Began April 15th – 5 PM
- Currently – twenty-four (24) teams.

Outdoor Bocce:

- Scheduled to begin – April 28th – 4:45 PM
- Currently – seventeen (17) teams
- Four (4) additional handrails have been ordered. Installation will be completed by maintenance.

Pool Event:

- Opening – May 23rd
- Ice cream – May 24th

Tennis Nets & Reels:

- Two (2) nets and matching reels have been ordered.

Website – T. Bruzaitis

Scavenger Hunt:

- Purpose – increase website awareness.
- Finalized questions, implementation, collecting of responses.
- Wining prize - \$10.00

Updates:

- Completed committee member.
- Completed committee and club descriptions.

Next Focus – Area Resources:

- Discussed additions and updates to county, state and national resources.
- Area activities, events – non-profit entertainment to be discussed at next meeting.

Highlights:

- Township Collection Items – Brush, Metal, Bulk – 196
- Pool Fob Activation – 316
- Architectural – 1000 – 1200 Unique Views

Old Business:

F & I Committee – April 14, 2026 Reinvestment Recommendation:

- F & I submitted their reinvestment recommendation to roll over; the April 16, 2026 mature Treasury Ladder of \$9,830.00 plus interest, at best interest rate
- April 17th, 2026 Board of Trustee email approved via email.
- Review and approval of email approval.
- Motion.

Arborsmith Estimate #3031 – 2026 Wind & Snowstorm Tree-Limb Removal:

- Review of Arborsmith April 20, 2026, estimate #3030 in the amount of \$18,152.91, for removal of common ground trees, roots and limbs due to the 2026 winter wind and snowstorms.
- To be recorded – 2026 Unbudgeted Expense
- Motion.

Resident – Q & A – Architectural, Buildings & Grounds, Finance & Insurance -Revision to Committee Member Requirement:

- L. LaFerrera – stated that although, LHSA By-Laws and LHSA Polices Rules and Regulations read; “The chairperson of a committee may only serve as a chairperson on one committee at a time and must be a member in good standing”, She is concerned the newly revised policy requiring committee members to be deeded owners in good standing, is unfair to those residents that are in those fields being a part of the able to share their knowledgeable and would be able bring to the committees.
- L LaFerrera also mentioned there may have been a misstep in that nothing was printed informing of the change.
- P. Krause, reiterated the Board of Trustees had discussed the change at several meetings prior to approving the revision on March 10, 2026.
- The March 10, 2026 Board of Trustee Minutes were approved at the March 23, 2026 Board of Trustee Standing Committee Meeting.
- Reasoning for the revisions were explained at that meeting.
- Residents were also made aware of the revisions during the April 13, 2026 Residents Informational Meeting.
- Information was also included in the Presidents Message in the May Pride Edition.
- P. Krause thanked L. LaFerrera for bringing her concerns to the board and assured her concerns would be placed on the next board agenda for review.

Administrator's Report:

Earle Roadwork - Repair Scheduling:

- Earle was contacted and informed of list of areas requiring repair.
- Current List of Repairs:
 - Handicap Access - LHB & Floral Drive
 - Handicap Access - LHB & Garland Drive
 - Handicap Access - Pam Drive & Lauren Lane
 - Handicap Access - LHB & Thames Place
 - Pitting - Meadowbrook Road
 - Concrete - Pam Drive & Lauren Lane
- Colliers Engineering will be addressing the repairs.
- Repair scheduling to begin within the next two (2) weeks.
- Please contact the office if you notice other areas requiring repair.

Recreation – 2026 Approved Purchase – Tennis Nets & Net Reels

- Nickolaus Construction Co., Inc. - October 20, 2026 – estimate for the removal and replacement of two (2) tennis nets and two (2) matching reels for the amount of \$1,044.92.
- Approved and included in the 2026 budget.
- Recreation Committee submitted a request for the release of funds for purchase.
- Approval received.
- Nickolaus notified.

Weston Stop Sign:

- Administrative office was notified of a fallen stop sign.
- The township was notified.
- Replacement provided.

Specialized Pool:

- Will be on site to begin pool opening and servicing for the 2026 season.

New Business:

New Community Awareness Committee Member – R. Szpara:

- Review of request.
- Motion

10 Yorkwood Tree Removal – Arborsmith Estimate #4352:

- Review of Arborsmith, April 20, 2026, estimate #4352, in the amount of \$1,012.94 for the removal of three (3) hazardous trees located in common ground at 10 Yorkwood Drive.
- Architectural Application completed.
- Township permit being processed.
- Replacement trees required.
- Motion

Motion made by B. Skelly, seconded by L. Bruzaitis to adjourn the open meeting at 9:52 A. M. **MOTION APPROVED: 5-0**

The next meeting will be on May 4, 2026 at 9:00 A.M.

Submitted by,

L. Kolesa, Administrator