

LIONS HEAD SOUTH ASSOCIATION, INC.

OPEN

March 9, 2026 – Approved March 23, 2026
Board of Trustees Meeting

Present:

P. Krause	L. Bruzaitis	B. Skelly
T. Behrens	S. Mazza	M. Voto
B. Strothmann		

Also

Present: L. Kolesa, Administrator

Absent: N/A

The open meeting was called to order by P. Krause, President at 9:00 A.M.

Actions Taken:

1. Motion made by M. Voto, seconded by L. Bruzaitis to approve the minutes for the February 9, 2026, open meeting. **MOTION APPROVED: 6 -0**
2. Motion made by M. Voto, seconded by L. Bruzaitis to approve a Walking Club, meeting place to be located in the main clubhouse parking lot, meeting time of 10:00 AM, beginning mid-March. **MOTION APPROVED: 6-0**
3. Motion made by L. Bruzaitis, seconded by M. Voto to approve; D. DeFeo, D. Brennan and M. Brennan as Recreation Committee members.
MOTION APPROVED: 6-0

Treasurer's Report By- B. Strothmann:

- The balance as of January 31, 2026 is \$1,248,293.31 of which includes the CD total of \$50,000.00, total Stock \$237,077.82 and total cash of \$566,145.31 and Treasury Ladder of \$395,070.18.

F & I Recommendations:

- \$25,000.00 CD – Matured February 25th.
- Treasury Ladder - \$9,554.00
- Upon receipt, written recommendation to be reviewed and approved at closed meeting.
- Recording to me included in March 23rd financial report.

Old Business:

AV Rack - Sure Fire -February 25th – Estimate #1809:

- Review purchase and installation estimate - one (1) AV Rack to house all equipment and wiring for the amount of \$2,264.72
- February 13th, the Anti-Feedback was installed.
- Several components including the Anti-Feedback are located on top of the existing audio cabinet.
- To elevate interference with the equipment and digital displays an estimate for a larger cabinet was requested.
- As cabinet was not included in the 2026 budget, and due to cost, a request for a less expensive cabinet and/or option will be researched.

Administrator's Report:

March 4th - Coffee Spill – Card Room:

- Maintenance notified office of a large coffee spill located near the 4th card table.
- Spill required several cleaning applications.
- Office did not receive resident report of spill.
- Understandably, accidents to occur, however, the administrative office is requesting notification so that incidents can be addressed.

New Business:

Request for Walking Club:

- M. DiCroco, requested board approval to use the clubhouse parking lot as a meeting place for a walking club.
- Walking Club to begin mid-March, weather permitting.
- Walkers will meet in the clubhouse parking lot at 10:00 AM.
- Information to be included in upcoming Sunday Robo call.
- B. Strothmann, to update the Recreation Committee.
- Motion.

New Recreation Committee Members – February 23rd – D. DeFeo & D. Brennan

- Due to cancelled meeting – request moved to March 9th meeting.
- Motion.

New Recreation Committee Member – M. Brennan:

- Request for approval.
- Motion.

Website Q & A – Snow Removal:

- A resident contacted the office to inquire regarding contractual snow removal.
- Website Q & A, did not reflect complete/correct information.
- Website to be contacted for required revisions.

- Township will begin removal at four (4) inches.
- Turf Masters will not begin removal until the township has completed.
- Turf Masters will remove snow in order:
 - Driveway
 - Walkway from driveway to resident front door.
 - Mailbox
 - Fire Hydrant
 - Residents are responsible for clearing of sidewalks.
 - Residents are responsible for salting, driveway, walkways, and sidewalks.
 - Those requiring snow priority; snow priority allows for contractual snow removal to begin at approved property only.
 - Residents must make prior arrangements for snow/ice removal if they are required/scheduled for medical appointments prior to contractual access to association property.

Common Ground Tree Removal – Change to Township Requirements:

- Effective immediately, due to changes to the department staffing, requests for Common Ground inspections may no longer be requested via email.
- Request must be mailed or delivery directly to the engineering department.
- This change will affect the turnaround time for address common ground tree removals.

February Snowfall – Compromised Trees and Limbs –

The following is a list of trees addressed March 3rd due to fallen limbs:

- 8-10 Ashford
- Corner of Ashford & Yorkwood
- Golf Course – Hole
- 74 & 233 Lions Head Blvd.
- Main parking lot.
- Thames – Cul de sac
- 12 & 14 Tennis
- 55 & 75 Yorkwood
- RV Lot
- Across RV Lot on Yorkwood.
- Arboresmith has addressed and will continue to address fallen limbs located in common ground.
- Arboresmith to submit a report of compromised trees.
- Trees will be addressed accordingly.

Motion made by L. Bruzaitis and seconded by T. Behrens to adjourn the open meeting at 9:35 A.M. **MOTION APPROVED: 6-0**

The next meeting will be held on Date at 9:00 A.M.

Submitted by _____
L. Kolesa Administrator