

Knott's Landing Maintenance Corporation

September 13, 2022

Board Meeting Minutes

The meeting was called to order by President Charles Pensel.

Attendees: Charles Pensel-President, Karen Hawkins-Vice- President, Dyson Kline-Secretary, Jerry Goldberg-Treasurer, Robert Dixon, Michael Lanzano.

Secretary's Report: Dyson Kline read the minutes of the August 23, 2022 meeting to the Board. A motion was made by Michael Lanzano to accept the minutes as read and second by Jerry Goldberg.

Treasurer's Report: The Treasurer's report was read by Jerry Goldberg. The Checking account balance as of August 31, 2022 is \$36,929.23. The Money Market Account is \$23,255.35. Monthly Expenses for August totaled \$2,974.49. Jerry Goldberg explained why the checking account amount increased from last month and the money market account is less than last month. \$25,000 was withdrawn from the money market account and put into the checking account. The \$25,000 will be put into another money market account which will pay us interest on this amount. A motion was made by Dyson Kline to accept the Treasurer's Report as read and second by Mike Lanzano.

Architectural: A request was sent by the owner at 116 Ginger Lane to put a fence in their back yard.

Welcome & Social: 104 Starland Way is under contract. Jerry Goldberg will notify the realtor about getting the \$250 transfer fee at settlement.

OLD BUSINESS: The Board will need more time to try to resolve who owns the land between south Landing properties and where the farmer tilled land ends. Robert Dixon presented to the Board maps he copied from Kent County which shows that the land between the development and the tilled land belongs to the farmer. Dyson reported that in speaking with the farmer he stated that the land in between does not belong to him. He stated that the land was owned by another farmer who sold it to the developer. The Board has decided to look into possibly hiring a lawyer to research to determine who does own the land. At this time nothing can be done to resolve the water problem until ownership of that buffer land is resolved.

Next, Robert Dixon and Michael Lanzano decided to remove the pile of dirt that was placed behind one of the owner's property.

Golf Links Irrigation worked on the irrigation system at the mail center. Mr. Baugher replaced a few heads that weren't working properly. He said that we will need to replace most of the heads in our system soon.

New Business: The Board decided on October 22, 2022 as the date for our fall community yard sale.

The Board set the date for the annual nominations meeting for October 18, 2022 at the Senior Center in Milford. The annual Budget meeting will be November 15, 2022 at the Senior Center in Milford.

With no further business to discuss, Dyson Kline made a motion to adjourn the meeting and second by Mike Lanzano.

Respectfully yours,

Dyson Kline