

Meeting of the Kasson Grove Property Owner's Association

Saturday, November 15th, 2025

Bethlehem Library, Leever Room

Call to Order 9:02 AM

Board Attendees - Gerry DeHippolytis, Jason Fidalgo, Marshall Goldberg, Bobbi Juhas, Jim Juhas, Steve Rome

Board Absentees - Patty Broderick, Chris Brown, Dean Everard

Public in attendance - Oscar Santana

Approval of October, 2025 Minutes - motion by Jim Juhas, seconded by Jerry DeHippolytis. Unanimously approved, with a revision noting that the name of the tree removal company referenced in the October Minutes was incorrect. The correct name is Michael Donahue and Son.

Treasurer's Report - Jim Juhas

Jim shared information about the KGPOA's financial status; including income and expenditures as well as budgetary impact.

A brief, big-picture view of the budget shows that the Association's position is in line with prior estimates in regard to both its planned expenditures and its reserve capacity for any unforeseen circumstances that may arise. A short discussion focused on prospects going forward, but it is too early in the fiscal year for any kind of more accurate consideration..

Financial information is always available to Kasson Grove Property Owners Association members by contacting Jim Juhas at james.f.juhas@snet.net

Beach and Plowing Committee - Jason Fidalgo

Five boats remain at the North Boat Launch, two weeks past the November 1st deadline. Jason is attempting to trace and contact the owners to have them removed, Where it is impossible to reach the boat's owners, the boats shall be removed to the beach parking lot, as the Association's Ordinances provide.

Project Coordinator - Steve Rome

In an effort to find potential remedies to the concerns of homeowners on Kasson Avenue with regard to excessively wet properties, Steve shall be meeting with John Brody to determine the various options, costs, and value of excavating the drainage ditch between Lakeview Drive and Kasson Avenue that runs behind the properties

involved. John Brody was previously engaged in this project, but it has been approximately 13 years since his work was completed.

Beautification - Dean Everard

No report at this time.

Social - Patty Broderick

No report at this time.

Old Business

The Association's need to draft an ordinance restricting the use of alcohol on KGPOA property remains ongoing.

Motion to Adjourn - Bobbi Juhas, seconded by Jerry DeHippolytis. Unanimously approved. Adjourned 10:05 AM.

The next meeting is scheduled for January 17th, 2026, 9 AM.

Respectfully submitted by Marshall Goldberg, Board Member/Secretary.