



**Pocono Mountain Lake Estates 5, 6, 7 Community Association**  
**138 Loftus Lane, Dingmans Ferry, PA 18328**  
**Phone: 570-630-0776      Web: [www.pml567.com](http://www.pml567.com)**

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## Quarterly Newsletter

The Board of Directors meeting held on June 3rd, 2023

### Board of Directors

**President:**  
Robert Simonson  
**Vice President:**  
Jay Sottolano

**Secretary:**  
Matt Chapa

**Treasurer:**  
Barbara Palmer

**Members At Large:**  
Destiny Freeland  
Barbara Berger

**Attorney:**  
Klemeyer, Farley &  
Bernathy, LLC

**Insurance:**  
R H Worthington  
Group

**Accountant:**  
Meyer & Meyer

**Billing Agency:**  
Berkheimer  
Outsourcing

**Collection(s):**  
Creditech

**Treasury Report:** Checking Account: \$230,920; Money Market: \$35,053; CD Balance: \$21,386

### Old Business Discussion Highlights:

- a. **Signs** are still on our list. This topic will not be removed until we fulfill/rectify all sign issues within the community.
- b. **Legal update(s):**
  - i. PMLE will be entering a new round of legal disputes. We just approved a larger list of members to be sued for the monies owed to the community.

### New Business Discussion Highlights:

- a. **Member participation.**
  - i. **Board Members:** Board volunteers are always needed. This cannot be stated enough. The community doesn't run without volunteers.
  - ii. **Volunteer/Committee Members:** The list is waning, year after year. We need volunteers to help out.
- b. **Tax Sale Lots:** For 2023/2024, PMLE will be pursuing additional lots as money permits.
- c. **Mailboxes:** PMLE will be pricing a new mailbox and, possibly, a parcel box for 2023, including installation. \*We are awaiting a parcel study from USPS to make a determination.
- d. **Camp Gan Israel:** We have received numerous complaints about the house on Walker Ct and the connection to the Camp on Log & Twig.
  - i. We've received complaints that Coach buses were busing in people to the community, at this time we do not know if it is connected to the camp.
  - ii. We've received complaints that the house was advertised as an extension of the camp (advertised commercially).
  - iii. We've also received complaints about the number of children and adults walking the woods from the Camp to the house on Walker.
  - iv. The house has clear cut a large path (enough for 2 trucks side by side) through the Walker Court property to the Camp property).
  - v. PMLE has filed a complaint with the township and encourages any members with complaints and issues to do the same (Zoning complaints, as we are Residential only). We may need to retain legal counsel.
- e. **Emergencies:** PMLE Board members should never be contacted for emergencies. We are not emergency personnel. In an emergency 911 should always be utilized. Further notations:
  - i. Zoning Issues should be relayed to the Delaware Township or Lehman Township, depending on what township the house/property is located.
  - ii. Garbage/Sewage/Disposal issues should also be given to the Delaware or Lehman Townships.
  - iii. Trespasser issues should always go to the police. Please do not try to take matters into your own hands. Your personal safety is most important.



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- iv. Hunting and Fishing issues should go to the respective agency NPS or Fish and Wildlife.
- f. **Future Plans/Wishlist Items:**
  - i. **Future (*Future plans are things the board should be working toward, with input, help and ideas from the community members who live here*):**
    1. Steel building for our salt storage.
    2. Steel building over the mailboxes. Protection from elements and vehicle damage.
    3. Power at the mailboxes, bus stop and to steel building (if we get it). We are in need of a light (bus stop path and mailboxes) as well as cameras to protect our investments.
  - g. **Complaints, criticism, grievances, questions and suggestions:**
    - i. Social Media. The board will no longer post links from the website to any Social Media, with the exception of critical notices. The HoA website is kept up to date with information, we have a mailing list for mailing out newsletters and hold quarterly board meetings to keep the members apprised. The Board will not respond on Social Media.

**Committee Information (Highlights):**

- **Brush/Tree:** Last completed by volunteers in October 2021 and will need to be completed for 2023. *We do need immediate volunteers to clear some trees for the road work to commence on Johnsons drive. Brush and trees will need to be cut back ASAP.*
- **Clean up Committee:** As always, we appreciate every person who goes out cleaning up trash in our community.
- **Grievance Committee:** Nothing to report at this time.
- **Lake/Recreation:** Nothing to report at this time. The abandoned boats on the lake property will be removed in the next month or two.
- **Neighborhood Watch:** If you see something, say something.
- **Parking Lot Committee:** Children Safety should be first and foremost for every adult that utilizes the mailbox/bus stop area.
- **Road Committee:** For 2023, we will have 2 different rounds of road work to commence from 2 different vendors (based on the work being done).
  - The first round of road work will commence the first week of June 2023 and will include pot hole repair (all sections) as well as:
    - Johnsons Dr to Duffy Dr connection (approximately 300 feet to meet existing pavement). This will be paved to match the rest of Johnsons Dr from Mountain Top.
    - Loftus Lane (From Log and Twig up into Section 5). This will be the first couple of hundred feet to fix/repair the declining roadway. This area will be paved.
  - The second round of road work will commence, approximately, end of June and beginning of July 2023.
    - The roads are TBD, as we're awaiting final quotes.
- **Safety & Identification:** Sign repair/replacement is on the agenda for 2023.
  - **Speed Limit:** The posted speed limit is 20 MPH.
  - **Stay In Lane:** All motorists should be in their respective lane, not in the center of the road



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- **Snow & Ice:** Nothing to report at this time.
- **Website:** Nothing to report at this time. Please ensure that you all are using [www.pmle567.com](http://www.pmle567.com) for your source of official PMLE information.