



# Courier

BLUE MOUNTAIN LAKE CLUB

SPRING 2019

## Welcome to Blue Mountain Lake

by Laurie Gonzalez CMCA, AMS, PCAM, Community Manager

The Association is glad you have found a home in Blue Mountain Lake and we hope you are settling in nicely. This is the time the Association likes to remind new homeowners that common-interest communities like ours create some unique obligations to the community and to other residents within it:

### Read and comply with the governing documents of Blue Mountain Lake.

You should have received a package of documents well before you closed on your home. If you didn't check the community website ([bluemountainlake.org](http://bluemountainlake.org)) or contact the Operations Office for copies. Make sure you understand what's included in them, particularly the rules about pets, parking, your home's exterior maintenance, architectural guidelines and when you must pay your association assessments.

**Treat your community leaders with respect.** Board members are homeowners just like you, who have volunteered to give their time and energy freely to govern the community. While you should share your concerns about the community with them, please do so in a way that is constructive, informative and helpful.

**Attend member meetings and vote in community elections.** The BML Board of Directors hosts quarterly Open Member Meetings. These meetings provide the opportunity for the BML Board to provide community updates (financial updates, capital improvements, community events, etc.) to members and allows time for members to ask questions of their Board members and management team.

**Pay association assessments and other obligations on time.** Your general assessments and/or maintenance fees pay for common-area maintenance, amenities and other shared expenses. If you don't pay on time, the burden of paying for your portion of the association's bills, like water/sewer, electricity, insurance, road maintenance, amenity maintenance etc. falls on your neighbors. Please contact the Operations Office if you are having problems and would like to discuss alternate payment options.

**Ensure that tenants, visiting relatives and friends adhere to all Rules and Regulations.** If you are leasing your home, you are liable for maintaining the condition of the home and for the behavior of those who live in it. Make sure to screen tenants thoroughly and familiarize them with the community's rules. Also, the Association requires that all owners register their tenants (whether long term or short term) with the Operations Office as well as pay a per rental fee.

As always, your Management Team is available to answer any questions you have Monday-Friday from 9:00am to 5:00pm and Saturdays from 9:00am to 1:00pm. The Operations Office is located at 121 Pocahontas Road.

## Is Your Owner/Resident Information Up to Date?

from the BML Board

Keeping your information current in the Blue Mountain Lake office data base is an important part of community living. For example, the common areas, amenities and improvements are for the sole use of the Blue Mountain Lake homeowners, their families, tenants and guests.

Ensuring that the Association has your current vehicle information (including the make and model of your vehicle as well as license plate information) allows the individuals monitoring the use of our amenities and patrolling our community to determine who belongs on property and who does not.

Another benefit of keeping your information up to date with the Association is to make sure that you receive important community updates (such as upcoming community events or Association meetings) and emergency notifications (such as hazardous weather reports, school closings, road work, etc.).

If you haven't done so recently, please make sure you've registered all vehicles for your household and update your email address(s) if necessary. You can download the Owner Registration Form from the website at [www.bluemountainlakeclub.com](http://www.bluemountainlakeclub.com) (click Community Documents at the top of the page, then scroll down until you see Owner Registration Form) and email to [stacys@preferred-management.org](mailto:stacys@preferred-management.org) or if you prefer the next time you are in the area of the Operations Office, stop in and make sure your information is up to date.

**REMINDER: New BML-issued Picture ID Badges are now required at all meetings, events and facilities. If you haven't gotten yours yet, now is the time.**

Looking forward to seeing you at a future event!



**On January 5, 2019, Blue Mountain Lake members came together for the first Paint & Sip Event at the Clubhouse. It was hosted by our Events Committee and led by local artist Anna Kaszupski.**



Blue Mountain Lake Club  
121 Pocahontas Rd.  
East Stroudsburg, PA 18301



## Restated and Amended Community Bylaws Again?

Yes, and each effort costs the Association not only money, but time!

Why is this necessary? Since the bylaws of the Blue Mountain Lake Club were written in 1993, there have been many changes not only within the Association, but in the laws that govern Community Associations. With that said, the BMLC Board of Directors, along with the BMLC Association's attorney, have drafted an Amended and Restated set of bylaws.

Your vote to approve this amended and restated version will bring the Blue Mountain Lake Club Bylaws into compliance with current PA laws governing Community Associations and those of non-profit Pennsylvania corporations.

Further, doing so will ensure that the new bylaws for BMLC reflect current practices that are clearly defined; correct inconsistencies and outdated provisions; as well as provide for operational improvements.

**Please Note: The Amended and Restated Bylaws DO NOT increase the authority of the Board.**

To inform everyone, we will be sending out email blasts, posting notices on the website, mailing notices, handing out information at the mail pod and speaking about this important effort at all Open Meetings. Let's all work together to accomplish this very important task!



**Take Pride in Your Community  
DON'T LITTER!**

The fine for littering in Blue Mountain Lake is \$200

## President's Message

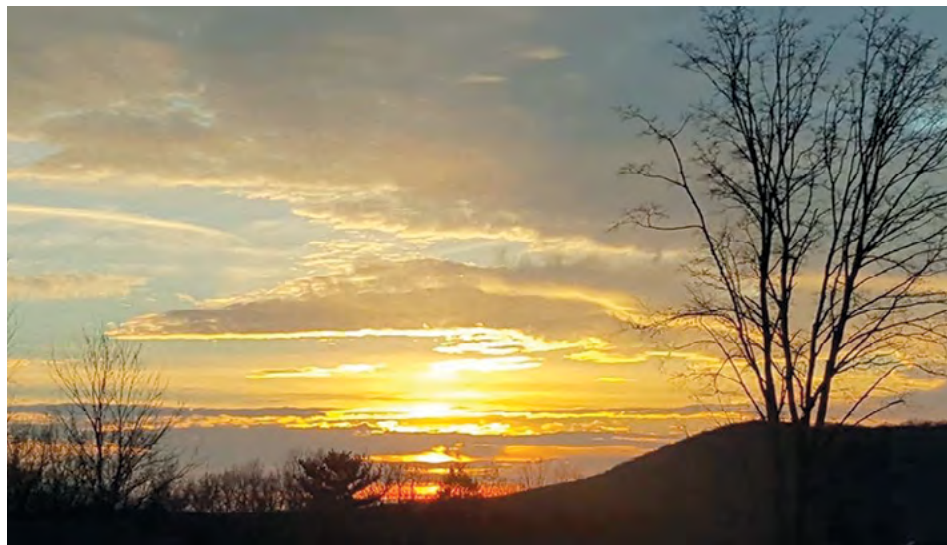
by Steve Melnick, BMLC Board President

With Spring just around the corner, the natural beauty of community will be coming alive very soon. Our Amenity and Events Committee has been working hard to plan lots of warm weather events for 2019. Our Board and Management have been planning more maintenance work around the community once the weather breaks.

As we close out 2018, we continue to maintain a very healthy financial position. Our collections process that has brought us to "best in class" status for HOAs is being enhanced. We will continue to see improvement going forward with delinquency rate and reduction of old debt.

I welcome all new members that have recently purchased homes in Blue Mountain Lake. Both new and existing owners should update their contact information at the office and sign up for the automatic email blasts. These email blasts contain valuable information on weather, community events, emergencies and alike. It costs nothing and take a few minutes to stay connected.

The strength of our community comes from our membership. I encourage all members to get involved. Run for a Board seat, join a committee or bring suggestions to your Board and Management team. Together, we will continue to enjoy living in one of the most desirable communities in the Poconos.



Sunset at Blue Mountain Lake – photo by BML resident Marti Willis

## A Friendly Reminder...

Dues payments are due no later than the 15<sup>th</sup> of each month. We accept checks and money orders or the following cards: MasterCard, Visa and Discover.



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**BEFORE**



**AFTER**



## ✓ Mark Your Calendar!

NOTE: BML-issued photo ID badges are required to attend all events

### Wine Tasting Events (Renegade Winery)

Location: BML Clubhouse

COST = \$5/person

- Saturday, March 23, 2019: 4:00pm-7:00pm  
(RSVP by March 16, 2019)
- Saturday, December 7, 2019: 4:00pm-7:00pm  
(RSVP by November 30, 2019)

### Community Clean-Up Day

Saturday, April 20, 2019 - BML Clubhouse

(Registration deadline: Friday, April 12, 2019)

### Music by the Lake Series

Location: Lakeside Gazebo

- Saturday, April 27, 2019: 7:00pm-10:00pm
- Saturday, May 18, 2019: 7:00pm-10:00pm
- Saturday, June 15, 2019: 7:00pm-10:00pm
- Saturday, July 20, 2019: 7:00pm-10:00pm
- Saturday, August 17, 2019: 7:00pm-10:00pm
- Saturday, September 21, 2019: 7:00pm-10:00pm

### Pool Parties

Location: BMLC Pools and Spray Park

- Saturday, July 13, 2019: 1:00pm-4:00pm
- Saturday, August 10, 2019: 1:00pm-4:00pm

### Fall Festival

Saturday, October 19, 2019 - Lakeside Gazebo



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## Sweet 16 50<sup>th</sup> Birthday Anniversary Bridal Shower Baby Shower

**REMEMBER:** The Blue Mountain Lake Clubhouse is available to rent for your next party! Call us at **570-421-2129**.



## Courier

The official publication of the Blue Mountain Lake Club

Published four times a year by

## Community Newspaper Publishers

237 Phyllis Court, Stroudsburg PA 18360

FOR ADVERTISING INFORMATION:

EMAIL: [mail@cnpnet.com](mailto:mail@cnpnet.com)

PHONE: (570) 476-3103

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## WANTED: Pool Attendants and Lifeguards



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**We'll re-certify you\***

The Stroudsburg YMCA will be holding Red Cross Lifeguard Certification Courses (which includes AED/CPR/First Aid) March 8<sup>th</sup> – 10<sup>th</sup>; April 12<sup>th</sup> – 14<sup>th</sup>; and May 17<sup>th</sup> to 19<sup>th</sup>. Please call Erica Huber at the YMCA to sign up 570-421-2525, x128.

To join our team and have a great summer, contact Yvonne at 570-421-2129 or by email at: [yvonnet@preferredmanagement.org](mailto:yvonnet@preferredmanagement.org)

\*\*All newly certified lifeguards will receive 1/2 of their certification cost at the end of the first full season worked and the remaining half at the end of the second full season worked. To qualify for certification reimbursement employees must work the full summer season from Memorial Day through Labor Day. More information regarding reimbursements will be provided during the application process.

Blue Mountain Lake

## Wine Tasting EVENT

*The last wine tasting event was so well received that we decided to do it again!*

**Saturday, March 23, 2019**

**4:00pm to 7:00pm**

**BML Clubhouse**

Featuring wines from The Renegade Winery  
Stroudsburg PA

[www.therenegadewinery.com](http://www.therenegadewinery.com)

**Cost: \$5/person**

[must be at least 21 years old]

The Blue Mountain Lake Events Committee will be hosting it's second wine tasting event for members the BML community.

The Renegade Winery will be conducting the tasting.

With your \$5 entrance fee you will get a complimentary Renegade wine glass and sampling of different wines. Cheese, bread, fruit, etc. will also be served. Renegade wines will be available for purchase.

**RSVP by March 16, 2019**

To plan this event correctly we need to know how many people will attend. Please let us know by sending an email to Yvonne at

<[yvonnet@preferredmanagement.org](mailto:yvonnet@preferredmanagement.org)> or call 570-421-2129.

Your BMLC-issued photo ID is required.



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The primary responsibility of the pool staff is to assure a safe and enjoyable operation of the pools and spray park for Members-In-Good Standing and their Guests by enforcing the rules that have been established by the Association.

## Pool & Spray Park Rules

*Approved and adopted February 19, 2019*

- BML issued Photo/Barcode ID badges are required by **ALL** persons (Members and their Guests) entering the Pool enclosure for each visit. (Only members in good standing will be allowed into the Pool enclosure.)
- **All Guests must be accompanied by the member in good standing with whom they gained access. Owners are responsible for the actions and behavior of their guests and/or tenants.**
- Persons under 15 years of age must be accompanied **AT ALL TIMES** by a parent or other adult 18 years of age or older.
- **NO** running, diving, pushing or rough play of any kind.
- **NO** smoking or vaping within or around the Pool enclosure. Smoking (and/or vaping) is allowed **ONLY** in the designated smoking area located at the front entrance area of the Clubhouse.
- Required attire for swimming consists of a proper bathing suit that is suitable for a family environment. A T-shirt may be worn over your bathing suit. Street clothes are **NOT** permitted to be worn in the pool. Please refer to the Swim Attire Requirements chart for what is and is not permitted.
- All children who are not potty trained must wear disposable swim diapers.
- **Changing diapers in the pool area (including on the poolside tables or poolside patio/deck) is NOT permitted. Diaper changing stations are located in the Men's and Women's restrooms.**
- Anyone, including children, changing into or out of swimming attire must do so in the poolside restrooms.
- **NO** profanity allowed in or around the Pool area.
- Radios, CD, and sound producing devices may only be used with headphones.
- Toys (including but not limited to water guns, rafts/inflatables, swim noodles, balls, frisbees, knee boards) are **NOT** permitted in the pool(s).
- Swim masks, snorkels and scuba diving equipment (including scuba gear) are **PROHIBITED** in the pool(s).
- Only US Coast Guard approved/tagged Personal Floatation Devices are permitted in the pool(s).
- **NO** glass is allowed within the Pool enclosure.
- No person may take any action that may in any way contaminate or pollute the swimming water. **NO** food or beverages may be consumed in the water.
- **NO** alcoholic beverages are allowed within the Pool enclosure, Clubhouse, or Patio during Pool Season.
- **ALL** trash must be properly disposed of before leaving the pool area.
- The pool(s) and spray park will be cleared for 30 minutes upon hearing thunder. An additional 30 minutes will be added for each thunder clap. In the event of lightening, the pool(s), spray park, and pool deck must be vacated and remain empty for one (1) hour after the last lightning strike.
- The Pool Supervisor on duty is authorized to close the pool when it is necessary for weather, safety or maintenance reasons and to exclude any individual whose behavior unreasonably inhibits the safety and/or enjoyment of another member. Abusive or threatening language or behavior towards staff by any owner, resident or guest is prohibited and shall subject the owner to a fine, as well as loss of amenity privileges.

**Anyone in violation of these rules may be removed from the pool for any portion of the day or longer. Chronic offenders may be suspended from the pool(s) and/or spray park for a day, week, season or any portion thereof, and subject to other action such as a citation and fine.**

# Let Me Help You and Your Family

*I care just as much as you;  
I live here too!*

## MARKET UPDATE:

**Currently, there are only 10 homes for sale in Blue Mountain Lake. Homes are selling at an average of 97% of their list price. Quality listings are needed for interested buyers. Now is the time to sell!**



**Melanie Melnick**  
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**Do you plan to sell your home?  
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## Community Clean-Up Day

Please sign up to participate in our Community Clean-up Day

**Saturday April 20, 2019**

**10:00 a.m. at the Clubhouse**

(Rain Date: Sunday, April 21)

Gloves, vests, and all materials will be supplied.

BBQ lunch provided to all volunteers following the clean-up  
(Approximately 12:00 p.m.)

Community service letters for those that request will be available.



**EARTH DAY INITIATIVE**

**What a great way to start the Spring season,  
celebrate Earth Day, meet your neighbors and  
take pride in your community.**

Registration deadline: **Friday, April 12, 2019**

Contact the office (570) 421-2129 or by email:

[yvonne@preferredmanagement.org](mailto:yvonne@preferredmanagement.org)

**BML Issued Photo I.D. badges are required at event**



## Common Area Rules

*All Common Areas of the Blue Mountain Lake Club  
are subject to private property laws.*

- Common Areas of Blue Mountain Lake (i.e. Lake, Gazebo, Boat Launch, Clubhouse, Playgrounds, Mail Pod, Clubhouse, Basketball Courts, Tennis Courts, Recreational Field, Pools, Spray Park, and Walking Trails) are for use by BMLC Members in Good Standing and their guests.
- A valid BMLC I.D. badge is required at all times when using any common area. All guests must be accompanied by the BMLC Member when using the BMLC Common Areas.
- You must present your valid BMLC I.D. to security or management when requested.
- Should you fail to present your valid BMLC I.D. when requested, you will be asked to leave the premises. Should you fail to comply, local authorities may be contacted.
- Posted hours of operation for all BMLC Common areas must be followed.
- Music is prohibited on BMLC common areas (except for community events and/or private party rentals).
- Littering is prohibited and those that are caught will be subject to a fine per the BMLC Rules & Regulations.
- Abusive or threatening behavior towards management or security, by BMLC residents and/or their guests is prohibited and violators will be subject to a fine per the BMLC Rules and Regulations.

As a Member of The Blue Mountain Lake Club, you are obligated to abide by these predetermined Rules and Regulations as found in the Associations governing documents. Your cooperation is appreciated by your neighbors and ensures that Blue Mountain Lake continues to be a premier community in the Poconos.

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**OFFICE 570-588-3227**

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## Looking for Volunteers

Committees are an important part of our association operations. Committee members help keep our community vibrant; and, by augmenting paid staff, they save the association thousands of dollars each year. The association just wouldn't be what it is without our active and effective committees. They deserve our sincerest thanks.

However, to be successful, our association needs to cultivate fresh ideas and encourage additional resident involvement in our committees; so, we'd like your help on one of our committees.

Committees give the board a way to gather information, offer new ideas and opinions and provide a training ground for future board members. All committees are advisory to the board unless given specific decision-making authority by the board or CC&Rs.

The board provides each committee with a job description, goal and mission statement to help it succeed as a community resource.

### Our association has the following committees:

- Finance Committee
- Design Review Committee (architectural control committee)
- Safety Committee
- Communications Committee
- Amenity & Events Committee

So, if you're thinking about running for the board and want to learn a little more about association operations first, or if you're interested in helping improve your community or just want to get out and meet neighbors, we would be thrilled to talk to you about our committees and how you might be able to help. Please contact our Community Manager, Laurie Gonzalez, for more information.

## Preparing your Home for Spring

This winter has been long, frigid, and snowy. As the freeze begins to melt away, prepare your home for spring. The steps you take now can help avoid costly maintenance and repairs later.

### Here's what to do inside and outside your home:

- Inspect the roof and gutters. Check the roof for damage; it's been taking a beating all season. Then clear gutters of debris; a clog can lead to water damage.
- Check the HVAC system. Hire a professional to clean and service your system. You also should clean or replace filters; it'll help ensure your system is running efficiently, keep energy costs in check and remove extra allergens from your home.
- Clean and repair driveways, fences, decks and patios. Spray away salt, sand and de-icers. Then fill any cracks, holes or gaps.
- Examine windows, doors and seals. Look for damage. Sealants can crack in extreme cold, leading to water damage and drafts. Clean the window panes, drapes and blinds too.
- Inspect paint inside and outside. Make any necessary paint repairs or try a fresh look.
- Replace smoke detector batteries. If you didn't do this when daylight saving time began, do it now.
- Steam-clean floors and carpets. Remove salt, sand and de-icing chemicals.
- Examine your chimney. Hire a chimney sweep to check the exterior for damage and clean the flue.
- Vacuum underneath and behind your refrigerator. A dusty, dirty fridge also increases electric bills.
- Clean out the refrigerator, freezer and pantry. Toss expired foods, clean surfaces and reorganize.
- Declutter closets. Donate, repurpose, recycle or set aside clothes for a garage sale.
- Prepare lawn equipment. Make sure your lawn mower and weed whacker are clean, gassed up and ready for the first spring cut.

# Blue Mt Lake MARKET UPDATE

## CLOSED IN 2018 (YTD)

Blue Mountain Lake data from PMAR 01/01/2018 - 12/07/2018.  
Percentages against 2017 data

**67 Homes SOLD ~ UP 32%**

**Average SOLD Price ~ UP 15%**

**Highest SOLD Price ~ UP 17%**

**8 Homes Under Contract**

**Only 9 Active Listings**

With inventory low and high buyer demand, the market for Blue Mt Lake Estates is better than it's been in YEARS. If you are thinking of selling and want to know how I will market your home for TOP DOLLAR, give me a call. I'm a professional REALTOR with over 20 years experience selling in Blue Mt Lake.

**Bob Fenlon**

Voice or Text

**570-656-6802**

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## Permits and Approval Required

The Blue Mountain Lake Club requires permits (or approval) for the following. Forms are available on our website or can be picked up at the Office.

- Roof repair/replacement (more than 25% of roof)
- Sheds
- Fences
- Decks (new or extensions)
- Driveway paving or enhancements
- Large landscaping projects
- In-ground pools
- Tree Removal
- Retaining Walls / exterior structures
- Alteration of exterior color or siding
- Enlargement of dwelling (attached garage, addition, etc.)

**NOTE: BMLC does not charge home improvement permitting fees. Permits for the above are still required, but you will not be charged a fee!**

## BML Fitness & Wellness

### ZUMBA Schedule

Class dates and times can sometimes change; check the BML Facebook page for updates.



	<b>Saturday</b> 9:00am-10:00am	<b>Sunday</b> 9:00am-10:00am
<b>March 2019</b>	3/9/19 3/16/19 3/23/19 3/30/19	3/10/19 3/17/19 3/24/19 3/31/19
<b>April 2019</b>	4/6/19 4/13/19 4/20/19 4/27/19	4/7/19 4/14/19 4/21/19 4/28/19
<b>May 2019</b>	5/4/19 5/11/19 5/18/19 5/25/19	5/5/19 5/12/19 5/19/19 5/26/19
<b>June 2019</b>	6/1/19 <b>NO CLASS</b> 6/15/19 6/22/19 6/29/19	6/2/19 6/9/19 6/16/19 6/23/19 6/30/19
<b>July 2019</b>	7/6/19 7/13/19 7/20/19 7/27/19	7/7/19 7/14/19 7/21/19 7/28/19



Keeping Your Home Safe

## Fire Prevention



20%

of homes have smoke detectors that **do not** work or are missing batteries.



Replace batteries **twice a year** and keep alarms free of dust.

2x

Working smoke alarms can **double** your chances of survival in a fire.



Smoke alarms should be installed on **every floor** of your home.



10

There is a house fire **every ten seconds** in the U.S.

30

Home fires can spread in as little as **thirty seconds**.

Make sure that your family has a **fire escape plan** for your home and practice it regularly.



Cooking is the **leading cause** of house fires.



More than **15,000** fires a year are started by clothes dryers. Clean the vents at least once a year.



**Remember:** If there's ever a fire, **GET OUT, STAY OUT** and **CALL** for help.



## BLUE MOUNTAIN LAKE OWNERS

### The official Facebook page of BMLC

The Blue Mountain Lake Owners Facebook page was created as a place for homeowners in Blue Mountain to communicate and share information.



#### Examples of Appropriate posts:

- Recommendation requests for local business, or services.
- General information about items that effect our local community.
- Requests for information on the proper person to contact regarding a specific community related situation or problem.
- Events or local fundraisers in the area.
- Requests for feedback from other members of the group regarding a specific community related problem.
- Club posts about events being held in the community.

#### Examples of Inappropriate posts:

- Business promotion
- Complaints about neighbors
- Complaints about management/maintenance or pool staff. (since this page is run by neighbors, these issues wouldn't be addressed here)

## MAINTAIN YOUR ELECTRICAL SYSTEM



Electrical fires can be caused by: broken wires, wire insulation drying out, loose switches or receptacles, and overheating caused by dirt and oil.

Get your electrical system checked by a licensed electrician **every four years**.

Faulty wiring is the number one cause of electrical fires. **The warning signs?** Flickering lights; breakers that always trip; fuses that blow; a burning smell when you plug in appliances; outlets and switches that spark; and discolored wall outlets.





**Winter Morning in Blue Mountain Lake**  
 photos by Blue Mountain Lake resident Michael Oldknow



# SPRING SELLING & RENTAL LISTING SEASON IS HERE.

## Call James Today!

**IF YOU WANT TO LIST, SELL OR RENT YOUR BLUE MOUNTAIN LAKE HOME...**

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**570.856.6482 Direct**  
 jamesm@wilkins1.com



**Prices are RISING...**  
**Call for a Comparative Market Analysis today!!**



**EVENING & WEEKEND APPOINTMENTS ALWAYS WELCOME**



# Recipe Corner

Cookies are the perfect way to welcome a new neighbor, brighten someone's day, let a friend know you're thinking of them, or to say thank you to someone special. Here is a great springtime cookie recipe. Go ahead, make someone's day!

## Lemon Drop Cookies

### Dough

- ¾ cup sugar
- ½ cup butter, softened
- 1 (6 oz.) container lemon or plain lowfat yogurt
- 2 large eggs
- 1 tablespoon freshly grated lemon zest
- 2 ½ cups all-purpose flour
- ½ teaspoon baking soda
- ½ teaspoon salt
- 1 cup white baking chips (optional)



### Frosting

- 2 cups powdered sugar
- 3 tablespoons butter, softened
- 3 tablespoons fresh lemon juice
- 1 teaspoon lemon zest

### Instructions

1. Heat oven to 350 F. Lightly grease sheets; set aside.
2. Combine sugar and ½ cup butter in bowl; beat at medium speed until creamy. Add all remaining ingredients except the white baking chips. Beat at medium speed until smooth. Stir in white baking chips, if desired.
3. Drop dough by round teaspoonfuls, 1 inch apart, onto prepared cookie sheets. Bake 7-9 minutes or until edges just begin to brown. Remove cookies to cooling rack. Cool completely.
4. Combine all frosting ingredients in bowl. Beat at medium speed until creamy. Frost cooled cookies. Decorate as desired. (I sprinkle mine with yellow and pink decorator sugar)



## Any and all dogs must be leashed and under control at all times

Please remember all dogs shall be licensed by Monroe County and are not allowed to be kept outside of the home in a kennel or left tethered or unattended. All pet droppings shall be picked up and disposed of properly. Pets are not allowed at any Blue Mountain Lake recreation facility

or area and/or at Bus Stops. Refer to Section IX: Pets & Other Animals of the Blue Mountain Lake Rules & Regulations: pages 13 & 14. Disregarding these rules may result in a violation.

## Please Don't Feed the Deer

The Association understands you have a soft heart and good intentions, but feeding deer is not in their best interest, or yours. Depending on what you feed them, deer may actually be harmed by your feeding. Some foods will kill them within a few days or debilitate them enough to be easy targets for predators and automobiles.



### CONTACT INFORMATION

Operations Office.....570-421-2129  
 FAX..... 570-420-7881  
 Public Safety cell phone.....570-242-4504  
 Emergency (Police/Fire/Ambulance).....9-1-1

**COMMUNITY WEBSITE:** [www.bluemountainlakeclub.com](http://www.bluemountainlakeclub.com)  
**RESIDENT WEBSITE:** [www.bluemountainlake.org](http://www.bluemountainlake.org)

### Onsite Management Team

Laurie Gonzalez CMCA, AMS, PCAM; Community Manager  
 <laurieg@preferredmanagement.org>  
 Yvonne Teta, Assistant Community Manager  
 <yvonnnet@preferredmanagement.org>  
 Greg Decker, Facilities Maintenance Manager  
 <bmlcmaint@preferredmanagement.org>

### Senior Managing Partner

Amy Janiszewski, PCAM, CMCA, AMS  
 Preferred Management Associates, AAMC  
 PO Box 687, Moscow PA 18444 • 570-842-2705

### 2018-2019 BOARD of DIRECTORS

President..... Steve Melnick  
 Vice President ..... Cadia Woods-Balantyne  
 Secretary ..... Claire Miller  
 Treasurer.....Penny Welliver  
 Director..... Odell Jones, Jr.  
 Director..... Suzanne Young-Mercer  
 Director..... Daryl Stone

### — BMLC Committees —

Beautification  
 Budget & Finance  
 Design Review  
 Events  
 Safety  
 Amenities (Ad Hoc)

### — BMLC Clubs —

Kids Club  
 Garden Club  
 Stitch & B\_tch  
 Fitness & Wellness

If you would like information on becoming a committee member or joining a club, please call the Blue Mountain Lake Club operations office at 570-421-2129.

## Please Pick Up After Your Pet

It doesn't take much to remember that we have pets in the community. In fact, if you don't watch your step, you're liable to step in one such reminder! Besides being unsightly and smelly, animal waste can be hazardous to the health of our children who play in the community and other pets. One of the most common forms of disease transmission between dogs is through their droppings.

When walking your dog, remember that he must be leashed. Also, it is important to immediately clean up after your pet. Take along a baggie to pick up the droppings with and then dispose of it properly.

By taking a few simple steps to clean up after your pet, you are contributing to the beautification of Blue Mountain Lake - and helping eliminate one of the most irritating nuisances. Thank you for your cooperation!





# BMLC 2018-2019 Board of Directors

Steve Melnick, President  
 Cadia Woods-Balantyne, Vice President  
 Claire Miller, Secretary  
 Penny Welliver, Treasurer  
 Odell Jones, Jr., Director  
 Daryl Stone, Director  
 Suzanne Young-Mercer, Director



**SPEED  
 LIMIT  
 25**

## PLEASE DRIVE SLOWLY

The speed limit on ALL Blue Mountain Lake roads is 25 MPH, except where otherwise posted.



### Holiday Party

- Cupcake decorating
- Ornament decorating
- Hot Cocoa
- Games
- Holiday Classics
- Popcorn

**December 15<sup>th</sup>, 4:00 PM**  
 Registration required by Wednesday December 12<sup>th</sup> at BML office.  
 570-421-2129







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Service & Installation**
- **Commercial/Residential  
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