

July 8, 2020

**Old Colony Beach Club Association Board of Governors Meeting
Remote Meeting Hosted with Zoom**

The meeting was called to order at 6:30 PM by the Board Chair, Douglas Whalen. Board members attended by means of Zoom videoconference software.

ATTENDANCE: Members present- Janet Montano, Nancy Zimmerman, Lester Webb, Steve Humes, Gavin Cartiera, Rich Kingston and Doug Whalen.

Members of the Public: Michelle Gavens, Donna Maselli, and Harvey Schiller.

Approval of 6/10/2020 Board of Governors Meeting Minutes: A motion was made (Zimmerman/Webb) to approve the June 10, 2020 Board of Governors Meeting minutes. There was no discussion. The motion passed unanimously.

Treasurers Report (Janet Montano): Janet presented the Treasurers Summary for the period ending June 30, 2020 (Attachment 1). A motion (Humes/Webb) was made to accept the Treasurers Summary. There was no discussion. The motion passed with one abstention (Cartiera).

Action Items Update: Rich reported that there were two outstanding Action Items. The first pending item was regarding checking with the town of Old Lyme about property line issues concerning a residence on Hartung Place. Doug reported that a survey was going to be done soon by Fuss & O'Neill as part of the sewer project and that survey could be used to address this concern. Janet stated that she believes that part of the patio of this property is over the property line and on OCBCA property. The Board discussed alternate ways to address this situation. The Board members decided to take more immediate action rather than waiting until the sewer survey work is done. Doug stated that he had advised the homeowner at an earlier date that if the patio is on OCBCA property he would have to remove it. The Board agreed to take three steps: Doug will get a cost estimate to do a survey specific to this property, Doug will ask the Association's attorney for his advice in regards to this matter, and Doug will also inquire as to when Fuss & O'Neill will be doing the sewer survey and if they would be willing to do the additional work and at what cost for a specific survey of the residence on Hartung Place.

Committee Reports-

Chairman's Report (Doug Whalen): Doug reviewed his Chairman's report for this meeting (Attachment 2). Doug informed the Board that he sent a letter to the Old Lyme First Selectman commending Resident State Trooper Matt Webber for his outstanding leadership of the Old Lyme Police Department and for working with Old Colony Beach to improve their relationship. Doug noted that many residents have expressed their appreciation for the increased police presence in our community.

Clerk's Report (Rich Kingston): Rich asked about how the September Annual General Membership will be conducted. Doug stated that the newest Executive Orders allows indoor meetings of up to seventy-five (75) people and that he would like to conduct this meeting at the Shoreline Church. Doug stated that the meeting can also be conducted with Zoom communication software for those who do not wish to attend in person. Rich will contact the church to make a reservation for this meeting.

Tax Collector (Nancy Zimmerman): Nancy reported that all taxes for FY 2020 have been collected. Janet reported that \$71,523.39 has been collected and deposited for the July 2020 taxes. Janet noted that \$92,016.93 is still to be collected.

Recreation (Gavin Cartiera): Gavin thanked Doug for handling those events that have been conducted so far this summer such as movies on the beach. Doug asked Gavin about doing a July and August Sand Castle Contest. It was agreed that this would be a good idea and that the ice cream vendor would be asked to provide prizes for those kids participating. Doug will schedule the dates and work with the ice cream vendor.

Public Safety (Steve Humes): Steve reported that the security system is operating relatively smoothly. Steve believes that the training and supervision has been better than last year and that the security personnel have been professional and are doing what is expected of them. Doug added that the security guards had requested traffic cones to assist in keeping the Breen Avenue entrance clear and that has seemed to work. Janet did express some concerns about the duties of the guard who uses the security golf cart. Steve and Doug will look into this situation. Doug stated that he would advise Nancy as Tax Collector about how to proceed in collecting receipts for violation tickets that have been issued.

Public Works (Lester Webb): Lester reported that people are putting out their chairs on the tide line too early in the morning creating problems for the beach cleaning service. Doug stated that people can put their chairs out before 9 AM but they have to stay with them so that they can be removed

when they are in the way of the beach cleaning tractor. Doug will send out a reminder to the members about this rule.

Corona Virus Updates: Doug informed the Board that the latest Executive Order allows outdoor gatherings of up to 250 people. Doug believes that beach goers are generally observing the social distancing rules. Doug stated that the volley ball net is up and people are using their own equipment. Rich expressed his concern that Doug has made Corona Virus related changes to policy without specific Board permission, although he has discussed the situation with the Association's attorney beforehand, and that he should be given the Board's advance permission to make these changes as necessary. A motion (Humes/Kingston) was made to give the Board Chair, Doug Whalen, the authority to implement necessary operating changes at his discretion, after consultation with the Association's attorney, in regards to updated Executive Orders regarding the Corona Virus. There was no discussion. The motion passed unanimously.

WPCA Report - Steve reported that the WPCA Board had a meeting on June 1st and will be meeting again July 13th and is now waiting for the town of Old Lyme to finalize the cost sharing agreement and the needed easements. The town asked that if they were to pull out of the agreement after the initial buy-in fee of \$66,000 had been made could they get their money back. Steve said the combined WPCAs position is absolutely not. Steve stated that Old Colony Beach expects \$22,000 as its pro rata share of the town's initial buy-in. Steve also reported that the OCBCA WPCA expects to make a presentation at the September General Membership meeting to explain the policy decision reached by the WPCA in regards to the EDU calculation. Doug added that different divisions of the town and the state DEEP are working on various permissions needed for the project. Doug also informed the Board that a homeowner on Hartung Place would like to bury his building's wires. Doug informed the homeowner that he could possibly work with OCBCA to do this work when the streets are open for sewer installation.

Webster Bank Loan/Bonding Proposal for Storm Drainage System - Doug stated that there is no updated status on this agenda item.

Other Old Business - Janet asked about the invoice she received from Plaut Environmental Services for regrading the Breen Avenue golf cart parking area. Lester stated that this bill should be paid. Janet does not think it's worthwhile to renew the BJ's card since there will be no large summer event this year. The Board agreed not to renew for the current year. Steve suggested inquiring with Costco as to whether they may have a better rate for a tax exempt non-profit such as OCBCA. Doug will check.

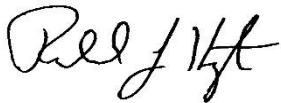
New Business – Janet said that Ira Feigenbaum would like to have a shield placed on a newly replaced street lamp on the corner of Brookside Avenue and Hartung Place which shines into his house. Doug noted that Frank Noe just had a shield placed on the light on the corner of Gorton Avenue and Hartung Place. The Board discussed the advisability of addressing these concerns as long as they do not diminish the illumination on the street itself. Gavin stated that he has the same situation at his home on Old Colony Road. It was agreed that the Association would request a shield for the lights on the corner of Brookside Avenue and Hartung Place and the corner of Old Colony Road and Broughel Avenue. Nancy asked if the hill on Brookside Avenue has been cut for July yet. Doug will check on this situation.

Public Comment – Donna Maselli asked about the town's involvement in the situation at 19 Hartung Place.

NEXT MEETING - The next Board of Governor's meeting date is August 12th. The location is to be determined.

A motion (Kingston/Webb) was made to adjourn at 7:34 PM. The motion passed.

Respectfully submitted



Richard Kingston
Clerk
July 16, 2020

Minutes Approved at August 12, 2020 Board of Governors Meeting

Results of Voting at the July 8, 2020 Old Colony Beach Club Association Board of Governors Meeting. Board of Governor Members present- Janet Montano, Nancy Zimmerman, Lester Webb, Steve Humes, Rich Kingston and Doug Whalen.

Executive Actions During the Corona Virus Pandemic: A motion (Humes/Kingston) was made to give the Board Chair, Doug Whalen, the authority to implement necessary operating changes at his discretion, after consultation with the Association's attorney, in regards to updated Executive Orders regarding the Corona Virus. There was no discussion. The motion passed unanimously.

July 8, 2020
OCBCA Board of Governors Meeting

Attachment 1

Balance July 1, 2019:	\$270,083.37
	\$166,397.31 *
	(\$1.00) FY 2019 tax overpayment made in 2018*
	<u>\$20.49</u> FY 2019 tax overpayment credit*
Income:	\$166,416.80
Expenses:	\$178,377.13
Balance June 30, 2020:	\$258,123.04
General Fund Checking	\$21,232.00
General Fund MM Savings	\$168,324.28
Capital Fund MM Savings	<u>\$68,566.76</u>
Balance June 30, 2020	\$258,123.04

*QuickBooks does not consider tax overpayments made in one FY as income in that year but as income in the following FY.

Attachment 2

Chairman's report for 7/8/20 BOG Meeting

- Conducted training classes for the Automatic External Defibrillator (AED), trained residents and all the Security Officers. Received AED trainer from Old Lyme Ambulance for training. AED box & AED installed outside guard shack.
- Finished painting the security shed. Roof has leaks and will need to be replaced.
- Distributed masks to community members throughout the month.
- Submitted letter of support for Hartung address Old Lyme zoning request
- Put out beach signs and other signs in (3) bulletin boards.
- Ordered new Street sign for Purtil & Old Colony due to broken street sign.
- Conducted movie nights on the beach every weekend.
- Made & distributed golf cart license plates for new registrations & issued forms and stickers for Kayak/paddleboard storage.
- Worked with Old Lyme Resident trooper regarding 4th of July coverage in OCBCA
- Worked with Soundview representative to get Soundview donut order forms for OCBCA residents, sent order form to webmaster to put on website for weekly access.
- Fixed street entrance lights, working again. Sent in order to Eversource to get Breen Ave beach light repaired. Light due by 7/9.
- Security called me regarding an incident on 7/5/20 at approx. 10pm. A call was placed to Security to investigate boys banging on doors and running away on Old Colony Road. While Security was investigating Old Colony Road Police had 4-boys detained on Grove & Breen. The boys were residents of Old Colony Beach and the mother came up to the intersection to bring the boys home.