

May 10, 2023

Old Colony Beach Club Association Board of Governors Meeting

The in-person meeting was held at 41 Old Colony Road. Board members also attended with Zoom software. The meeting was called to order at 6:30 PM by the Board Chair Douglas Whalen.

ATTENDANCE: Members present - Janet Montano, Lester Webb, Steve Humes, Kristina Wilson, John Newson, Rich Kingston, and Doug Whalen

Members of the Public: None.

Approval of 4/12/23 Board of Governors Meeting and 4/27/23 Special Board of Governors Meeting: A motion was made (Humes/Webb) to approve the April 12, 2023 regular meeting minutes. The motion to approve the minutes passed. A motion was made (Montano/Humes) to approve the April 27, 2023 special meeting minutes. There was no discussion. The motion passed.

Treasurer's Report (Janet Montano): Janet presented the Treasurers Summary ending April 30, 2023 (Attachment 1). Janet noted that she cannot use Webster Bank's on-line access to access the Association's municipal funds but she has devised a "work around" method to access these funds more easily.

Action Items Update: Rich noted that all previous open items remain in that status. Rich stated that Item #95 Secure Permit for Jet Ski Mooring is new item and was assigned to Doug at the April meeting. Doug explained that he is in the middle of this process and that the required permit should be secured soon.

Correspondence: Doug reported that he signed a Memorandum of Understanding (MOU) from the Ledge Light Health District for weekly beach water testing. Doug asked them to take the samples from the middle of the beach rather than from the Old Colony end of the beach to provide a better reading for the Association's entire beach. Doug also received correspondence from our representative at Fuss and O'Neill, Kurt Mailman, notifying the Association that the paperwork for the Clean Water Fund sewer project needs to be resubmitted as a procedural matter only.

Committee Reports-

Chairman's Report (Doug Whalen): Doug stated that he had nothing to report beyond what is contained in the meeting agenda.

Treasurer's Report (Janet Montano): Janet stated that she had nothing to report.

Clerk's Report (Rich Kingston): Rich confirmed that the pastor of the Shoreline Church has confirmed that OCBCA can use the church for our June annual meeting.

Tax Collector (Steve Humes): Steve stated that as all of last year's taxes have been collected he had nothing to report.

Recreation (Kristina Wilson): Kristina reported that Gina Carbone requested permission to post a flyer promoting the use of the lending library at the boat at Gorton Avenue. As part of this discussion Doug asked the Board members to submit articles for the spring version of our newsletter.

Public Safety (John Newson): John stated that he had sent a contract to USA Security for this season's security guard service. He has not yet received the returned signed copy. Doug suggested that the night guard position be changed from a seven (7) day a week schedule to a five (5) day schedule. Doug noted that the security firm recommended that eliminating the Tuesday and Wednesday evening guard from the schedule would not negatively impact the beach's security while saving money. After the Board agreed with this suggested schedule change John stated that he will revise the contract to incorporate this change into the contract language. Rich made the point that the Association prefers to use its own contract format rather than using the service providers. Janet reported that this policy is not being consistently applied.

Public Works (Lester Webb): Lester reported that the debris on the beach had been picked up yesterday by Anthonys Landscaping and that the beach will be graded by this same provider tomorrow. Lester suggested painting the road speed bumps. The Board agreed that this should be done. Lester stated that a new three year contract for the swim buoys has been completed. Lester asked Doug to assist him in placing road signs up for the coming season. Lester stated that the guard shack for Old Colony Road would be placed soon. Lester also stated that he has received the mosquito "donuts" to place in the storm drains and he will start to do so soon. The Board agreed to discuss the situation regarding the abandoned boat now considered Association property at the next Board meeting.

WPCA Report – Steve stated that the WPCA met on May 1st. Steve noted that the \$17 million for the sewer project is still pending but that the Association should have a final answer as to the availability of these funds before the June 10th General Membership meeting. Steve stated that DOT has agreed to defer the road paving for Route 156 until after the sewer lines are installed. Doug offered that this arrangement would save the combined project a million dollars.

Reappoint Joe Cancelliere to OCBCA WPCA to New 5 Year New: A motion (Humes/Kingston) to appoint Joe Cancelliere to a new five (5) year term on the OCBCA WPCA. There was no discussion. The motion passed unanimously.

Sheffield Brook Outlet Drainage Sub-Committee Update – Steve stated that the Old Lyme Shores Beach Association (OLSBA) Board of Governors has approved sharing of the cost of the Ramboll Associates study with OCBCA. The OLSBA Board has set aside funds for this purpose in its new fiscal year budget which will be voted on by its membership at their June meeting.

Request from 45 Old Colony Rd. for Private Party on the Beach on June 17 – Doug presented a request from the owners of 45 Old Colony Road to hold a private party on the beach on June 17. A motion (Whalen/Humes) was made to approve this request. There was no discussion. The motion passed unanimously. *On a related matter Doug stated that a previously Board approved May 20th event on the beach will not be needed after all.*

Determine which OCBCA Website Documents should Reside on the Public Side of the Website – Doug stated he and Steve are still working on this issue.

Budget for FY2024 – Janet stated that she had sent out the FY24 Budget (Attachment 2) to all Board members to be included in the June General Membership mailing package. A motion (Whalen/Montano) was made to approve the proposed FY24 Budget to present to the General Membership at the June meeting. There was no discussion. The motion passed unanimously.

Traffic Safety Concerns – Doug stated that he plans to work with local police on this matter. The Board agreed to keep this agenda item open.

Preparation for June 10 General Membership Meeting – Rich stated that he had shared with the Board a draft copy of the June 10th meeting

information packet. The Board agreed to set the date for the September General Membership Meeting as September 9, 2023.

Old Business– There was no old business.

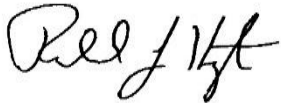
New Business– John informed the Board that he will not be able to attend the June General Membership meeting. John also stated that he is waiting to hear from his ethics body regarding whether he can serve as a member of the OCBCA Board of Governors while he is a sitting judge for the state of Connecticut. If the decision is that his membership on this Board is in conflict with ethics rules he will have to resign from this Board. Doug stated that the Board understood what he might have to do, as regrettable as it may be.

Public Comment– There was no public comment.

Next Meeting – The next Board of Governors meeting date is scheduled for June 14, 2023. The in-person portion of this meeting will be held at Doug Whalen's house at 41 Old Colony Road. The meeting will also be available on Zoom.

A motion (Humes/Kingston) was made to adjourn at 7:24 PM. The motion passed.

Respectfully submitted

A handwritten signature in black ink, appearing to read 'Rick Kingston'.

Richard Kingston, Clerk
May 17, 2023

Minutes Approved at June 14, 2023 Board of Governor Meeting

Results of Voting at the May 10, 2023 Old Colony Beach Club Association Board of Governors Meeting. Board of Governor members present- Janet Montano, Steve Humes, Lester Webb, John Newson, Kristina Wilson, Rich Kingston and Doug Whalen

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May 10, 2023
OCBCA Board of Governors Meeting

Attachment 1

Treasurer's Summary
OCBCA Board of Governors Meeting
May 10, 2023

Balance July 1, 2022:	\$1,049,694.20
	\$214,938.02 *
	(\$37.49) FY 2022 tax overpayment made in 2021*
	<u>\$52.88</u> FY 2023 tax overpayment credit*
Income:	\$214,953.41
Expenses:	\$173,657.08
Balance April 30, 2023	\$1,090,990.53
General Fund Checking	\$62,805.93
General Fund MM Savings	\$0.00 account closed
Capital Fund MM Savings	\$441.43
Capital Loan MM Savings	\$0.00 account closed
Municipal General Fund MM	\$189,708.68
Municipal Capital Fund MM	\$120,070.02
Municipal Loan Fund MM	<u>\$717,964.47</u>
Balance April 30, 2023	\$1,090,990.53

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

May 10, 2023
OCBCA Board of Governors Meeting

Attachment 2

OCBCA 2024 Fiscal Year Proposed Budget with Actual Expenditures to 4/30/2023

	Actual FY2020	Actual FY 2021	Actual FY 2022	Approved FY 2023	Actual 4/30/2023	Proposed FY 2024
Revenues						
Property Taxes + finance charges	144,300.59	163,615.26	189,782.14	186,300.00	190,609.93	190,000.00
Town of Old Lyme	8,645.00	8,550.00	8,677.00	8,550.00	9,014.00	8,550.00
Vendor Fees	500.00	500.00	1,300.00	1,300.00	1,300.00	1,300.00
Registrations	700.00	550.00	500.00	50.00	50.00	150.00
Reimbursement for Bank Charge	30.00		15.00			
Gate Swipe Cards	370.00	275.00	315.00	100.00	75.00	100.00
Additional Beach Passes		70.00	80.00		20.00	
Fines		142.24	41.20		70.00	
Swim line repair payment					602.67	
Beach construction debris repay					550.00	
Sign damage payment			144.27			
Boat storage cost	100.00	100.00				
Beach Cleaning Donations		775.00	300.00		715.00	
Federation 1/2 dues returned	289.50					
Federation donation for defibrillator	1,500.00					
Funds returned payment error			4,520.76			
Interest Income General Fund	189.25	63.06	37.69	40.00	1,283.65	6,260.00
Interest Income Capital Account	126.22	46.48	24.23	20.00	822.41	3,250.00
Interest Income Loan Account		430.12	356.38	340.00	5,009.86	20,000.00
Webster General Obligation Note		796,250.00				
Old Lyme Shores 1/2 cost Sheffield Brook	2,360.75	4,356.50			3,037.50	
Recreation	2,157.00					
Raffle	2,729.00					
Merchandise	2,400.00	573.00	2,732.00	200.00	1,778.00	860.00
Total Revenues	166,397.31	976,296.66	208,825.67	196,900.00	214,938.02	230,470.00
Expenditures General Fund						
Public Safety	34,942.65	38,513.83		39,000.00	30,260.56	48,000.00
Public Works	37,690.06	41,695.85		38,400.00	31,240.00	42,000.00
Insurance	5,955.00	5,287.32	6,195.32	6,500.00	6,826.76	7,000.00
General Administration	8,005.37	6,689.05	4,403.17	6,500.00	2,556.67	6,000.00
Payment Error			4,520.76			
Electricity	5,670.06	4,582.06	4,627.74	6,000.00	4,560.68	6,500.00
Fire Protection (Hydrants)	10,654.83	10,982.62	11,082.92	12,000.00	9,894.41	13,000.00
Recreation	4,211.33	306.28	826.78	4,000.00	3,544.40	7,000.00
Raffle	473.97					200.00
Merchandise	3,242.50	860.97	2,775.37	1,200.00	1,641.00	2,000.00
Professional Fees	10,282.50	2,150.00	9,750.00	14,500.00	13,687.50	15,000.00
Donations	200.00	100.00	200.00	200.00	100.00	200.00
Bounced Tax Check Bank Fee			15.00			
Property Taxes	948.86	1,105.04	1,109.80	1,200.00	1,119.34	1,200.00
Subtotal	122,277.13	112,273.02	45,506.86	129,500.00	105,431.32	148,100.00
Contingency Fund Capital Account	8,000.00	47,000.00				15,000.00
General Fund Expenditures after \$ transfer	130,277.13	159,273.02				163,100.00
Capital Improvements/Expenditures						
WPCA						
Stormwater Study & Design	56,100.00	58,379.00				
Stormwater Project (Loan Funds)		25,702.89				
Stormwater Loan Interest + Principal		11,411.11	68,978.56	67,400.00	67,392.42	67,370.00
Wires for OCR beach pole placed underground					833.34	
Fencing			3,393.00			
Border lot survey			340.00			
Subtotal	56,100.00	95,493.00	72,711.56	67,400.00	68,225.76	67,370.00
Total	178,377.13	207,766.02	118,218.42	196,900.00	173,657.08	230,470.00
Mill Rate	3.25	3.50	4.00	4.00	4.00	4.00
Profit/Loss	(11,979.82)	768,530.64	90,607.25			

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