

Holiday Beach Property Owner's Association
Executive Committee Meeting Minutes
January 9, 2020

Meeting called to order at 7:40 pm.

Guests: Ryan Wasson
Norm Anderson

Alan appointed Fran Lewinski as Vice President.

Committee Reports:

Recording Secretary – Reading / acceptance of the December Executive Committee Meeting Minutes via e-mail. **Motion to approve the December ECM Minutes by Annette, second by Ed, UNAN.**

There was a special meeting last Saturday, these minutes will be reviewed and approved at the next meeting.

Bar: – Ryan –

December:

Income:	\$	1,294.00
Expenses:	\$	1,078.44
Profit:	\$	215.56

No Donation/Deposit was made.

Cash on hand as of December 31, 2019: \$ 1,586.37

Had a bartenders meeting, these are some ideas:

They would like to open at 7:00. A discussion was held. Ryan will discuss with the bartenders for a 7:30 opening and get back to the Board.

Would like to host a football Sunday on January 19th. Annette suggested having a football pool box to offset the cost of the cleaning (this will be done for next year). The cleaning will be done on Monday instead of after Friday night. Bar would open at 2:00pm and would close after the game is over. It will be potluck.

Would like to add a streaming service for the TV, like Hulu, would be more cost efficient.

Lights in liquor cabinets – have been purchased.

Beer cooler and Fridge need to be addressed.

Instagram – Ryan would like to create a Holiday Beach Instagram account and post on Instagram for Holiday Beach. It will be a private account. This will be discussed at the February meeting.

Treasurer — Donna:

HBPOA

As of January 7, 2020

Balance in checking - \$ 16,983.63

Balance in New Peoples United Bank Savings account - \$186,633.50.

Special Projects Fund: \$80,418.30

General fund\$ \$71,696.08

Masury Restoration Fund Balance in checking account: \$91,660.40.

Laura makes a motion to accept the Treasurers report, second by Annette, (UNAN). Motion carries.

Corresponding Secretary – Betty – asked for information for flyers by the 15th of January for the next mailing. Annette will give the info to Betty. An e-mail will need to be sent out about the Dredging starting next week, equipment will be on site, to avoid the areas where the equipment will be.

Administrative – Alan – Event calendar came in. Marilyn will mail out the invoices. Operating procedures will be reviewed next month. "Page 10, item 3, Bill makes a motion that "if you are offered and refuse at slip, the \$100 deposit will not be refunded. If a slip does not become available or your boat cannot be accommodated in our marina, then the \$100 deposit will be refunded", second by Pat, UNAN. Motion carries.

Alan asked if all Board members can put together a list of outstanding issues that need to be addressed, for next year and for 5 years from now.

Trustees Report – Mike – Recommends a short term loan to accommodate the dredging, the CD that the money is in is due the end of March. It is financially better to take the loan and pay it back when the CD matures.

452 paid easements last year, a record. A lot of back easements have been paid.

Website Administration – Alan – Marilyn needs some website updates for 2020, the membership and easement rates need to be put on the website. Need to update neighborhood news, Christmas with Santa and Parade pictures. Need to add the by-laws to the site. Rudy Rank would like to help run the website. Need to update the Executive Committee.

Marina — Pat – There will be a walk thru with Bob Brandt and Sal for the dredging, on December 29th. Work will be from 7 am – 3:30 pm in the afternoon. Three workers will

be on site during the dredging. Fencing and hay bails will be placed. Permits will be posted. The first installment was paid, Dredging will start next Monday, Tuesday or Wednesday of this week. Alan will give Brandt a key to the gate tomorrow so that they can start bringing equipment in. Brandt will remove the bubble system as needed and replace it when the dredging is completed.

Beach – Norm – Received bids for new access system at the beach. Marilyn will be able to take key cards in and out from the office. Will have an exit loop that can be set on a timer. They will also have a siren sensor, that will automatically open the gate. There is a choice of a window sticker or new key cards. Paul will install a wifi booster at the gate and will add an IP address at the office. An additional \$60 a month for IP address. Out of the 3 estimates Norm recommends Alfa Entry for a bid of just under \$11,750.00.

Paul is resigning as the beach manager.

The kayaks will be moved to the Masury Estate property, by the sheds. They have stickers on them, Marilyn has contacted the owners numerous times, with no response.

Paul Ramondai asked for the kayak racks be run like the boats, with assignments.

Kayaks racks will be open the same length of time as the marina, open and close on the same dates. Laura suggested building another rack, as was discussed in the past. The new rack was approved for at the other end of the beach.

Bids were received for the wood guard rail alongside the beach, along the road. From the sign and the planters to by the shed/shower area, post and beam. 8" wide post. Estimates of \$22,000, \$21,000, \$10,500 and \$9,900 were received. Norm recommends the \$9,900, it is a craftsman fence. Old posts will be removed and carted away. Need to find where the main electric line is underground. It will be toned and then Gene Southard will put it on the survey. A discussion was held about extending the guard rail to the end of the playground area or start at the playground end and go west. Norm will get a quote to do the whole length by the playground.

Alan asked for anyone to speak with the town about the flooding at the end of the road by the beach entrance.

Mike Luise will use his bobcat to drag the beach after the dredging is done.

Fundraising – Alan – No report.

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Entertainment – Annette – Breakfast with Santa had a \$140 profit, it was a successful event, the magicians were great. New Years Eve was free to members, had a loss of \$616, which was less than what we original thought it would be. It was a great investment in the membership, a lot of new faces. Events calendar was created and

will be mailed out with the invoice. Some new bands are being looked into for our future events. Annette will step down in 2021 as the entertainment chairperson.

Masury Restoration – Bill – The registers were not ordered yet. There is a problem with the registers in the ballroom, they have a one inch lip on them and they go against the wall. The registers would need to be cut to be made to fit. Betty suggested having Tebbins steel cut them. Bill will purchase one register and see if it fits. The buildings condition report person is back. The contract will be reviewed again by Mike Vitow and Alan.

The William G. Polmeroy foundation sent a grant check and letter for the Marker. The Marker form needs be filled out, the sign ordered and installed. Need to send pictures of the Marker and notify them if we do a ceremony. Need to send a check for \$25 extra to get the 10 ft. pole instead of the 7ft pole. It needs to go on Old Neck Rd., because it is a town road, not a county rd. We are eligible for another free sign to go in front of the Masury, since we are a national historic site.

Buildings and Grounds – Alan – Sally suggested that we have a fire training. Alan stated that the thermostats have been reprogramed to be set at 55 degrees, they have been higher during the week at various times. Nest thermostats will be purchased for offsite monitoring of the degrees.

Alan would like to have Dunrite inspect the refrigerator and recommend a repair for the ice machine or if we should replace the refrigerator. The Board agrees.

Alan and Mike will get a price for tree trimming on the property.

Oil contract was held with Director Marine, expired in November, needs to be renewed for \$149 for each of the two burners. Board approves. Need to check the oil burner tags to see when the last cleaning was.

Certificate of compliance for the upland retaining wall has been received.

Rentals: Sally – Sitters meeting held on Dec. 23rd. Requesting a set of keys for the building and supply closets. One rental set for next year.

Membership: No Report.

Good and Welfare: Fred – Hit a record in 2019 5,423 pounds, total 23,873 pounds since inception.

New Business: Alan – No new business.

Ed makes a motion to adjourn, second by Laura, (UNAN). Meeting was adjourned at 9:35. pm.