

Meeting called to order at 7:10

Present : Dave Evers, President

Richard Dakin, Vice President

Mark Hastings, Treasurer

Dennis Overfield, Board Member

Lynn Roberts, Board Member

Kristin Veron, Board Member

Dorothy Paine, Resident

Tom Mondelci, Resident

Secretary's Report:

Not available, will review at November meeting

Treasurers Report:

Paid the Treasurer and the Secretary.

Total of \$660 in rentals for the month of September.

Mark reports he and Sue will not be at the next meeting but will attempt to have his report prepared before and made available to the Board.

Question was raised related to Association members who are behind on taxes and if they should continue to get the Resident discounted rental price. Dave says he will ask Attorney McGarry about our options on this subject.

Motion made by Kristin to accept the report. Seconded by Dennis. Passed with no opposition.

Roads:

Dave will contact Brian and ask him to contact Sullivan Paving and get an estimate for 3,000 square feet. Also ask Brian to contact all paving vendors if 20 feet of apron is sufficient or if the length should be extend to 25 or 30 feet.

It was decided to table paving until spring of 2017.

Richard asked about the tree on the corner of Avon and Rogers Lake Trail that had a large section come down a month or two ago. Is it the Association's or the Town or the resident's responsibility to tend to this tree. No decision was made.

ROW:

Dave talked to Outdoor Services and had them clean up the ROWs.

Comment from several Board Members was that they need to clean up the ROW fences since many of them are getting very overgrown.

There is a kayak on ROW 7 (next to Ferguson's) that has been there for some time. There is also a kayak on Devitt Loop ROW. Richard stressed that the only boat authorized to remain on any ROW is the boat used to access the island house. Dave will post a letter at both kayaks reminding the owners of this requirement and that they will be removed by the Association if they aren't moved by the owners.

The chain link fence on the west side of ROW will be constructed in a few weeks. Also, once the fence is installed, the remediation of ROW (plan approved by Lyme Wetlands) will follow shortly after the fence is completed. Dave will be meeting with Lyme's Bernie at ROW 13 prior to the remediation. It was noted that Nicole (or a designee) should attend to record notes.

Clubhouse:

The new floor for the large room, kitchen, and two storage rooms getting installed around Saturday, Oct. 29 and should be done by Monday, Nov. 7. We are paying an additional \$150 to have the floor stripped by the flooring vendor. Dave will be looking for help in cleaning out the rooms.

Kristin reports that we have over \$500 of credit with Daniels Oil that cannot be applied to a service contract. It can be applied to the oil we purchase this coming year.

Dennis made a motion to buy the service contract at a cost of \$289 per year. Lynn seconded. Motion passed unanimously.

Kristin reported that Daniels has three options for buying oil: pay-as-you-go, cap plan (puts a cap on the upper end of we'd have to pay), and pre-paid. We have over 300 gallons on credit from last year.

Dennis made a motion to select pay-as-you-go. Mark seconded. Motion passed unanimously.

Old Business:

Dave floated the idea of offering Kristin Dishaw a pay raise. Richard opposed it for a couple of reasons. First, the Board voted to help cover the additional taxes she would end up paying once she signed the W-9 because we had not done our job from the beginning and followed the law on this matter. Secondly, if we gave her a pay raise we should be obligated to do the same for the Treasurer and the Secretary, too. This discussion was tabled until the full Board was present.

Dave looking for help in updating the Association Booklet. (Resident) Dorothy Paine said she will ask a local printer, Brian Cole, about costs. Lynn volunteered to review the content of the booklet.

New Business:

Dorothy Pain complained about neighbors parking on the streets.

Kristin asked about putting up an information/message board here the Frog Pond. She says some residents have asked her about this.

Kristin Dishaw wants a place to leave blank rental agreements near the Clubhouse front door. Dave says to tell her to go buy a mailbox type device to mount outside the front door and we will reimburse her.

Dennis made a motion to adjourn. Lynn seconded. Motion passed unanimously.

Meeting adjourned at 8:14

Respectfully Submitted,

Richard Dakin