

GREAT HARBORS RESIDENTS ASSOCIATION
Board Meeting - March 21, 2009

Present: Don Masse, Pat Costello, Alice Jamal, Jeanne Manca, Michael Janes, Rich Conlon, Lori Grogan, Mike Fraini, Phil Norment.

Conference call: Len Frisoli & Frank Conley.

Absent: George Owens & Ginny Champagne

The meeting was called to order by Acting President Don Masse at 9:35 AM.

Don Masse appointed Joan King Clerk Pro Tem for this meeting, replacing Clerk Ginny Champagne

Rich Conlon made the motion for the Board to accept with regret the resignation of David Roberts as President of GHRA. Dave has done many wonderful things for GHRA & he will be missed. Motion accepted.

Board also accepted the motion that Don Masse be appointed Acting President serving out Dave's term.

Treasurer's Report: Alice Jamal

Money is coming in faster than last year & dock money is ahead also.

1 delinquent account is up to date & 1 resident paid the Capital Assessment in full with no discount given.

Bill for work on pool came in Jan 2009 & put us over budget. Motion made by Rich Conlon to increase the budget to \$6700.00. Second & accepted.

Len Frisoli questions income. Alice explains: Event Income is from events such as golf, Non Member Income is from Renters & is taxable, Utility Income is from rental of Club House & is taxable.

Motion made to accept treasurer's report. Second & accepted.

Dock Report: Rich Conlon

No report

Maintenance: Les Leathers

Quote for road sweeping done spring only same as last year.

Quote for catch basins cleaned spring & fall, same as last year.

Need to fix cracks in roads. Quote \$5,220.00.

Rich Conlon made a motion to set aside money to include sweeping & filling in cracks in the roads. Second & accepted.

Need to replace street signs & many posts that are rotting. 24" signs - \$25-30, 30" signs - \$30-45. Posts are \$22.00 each. Eagle Fence will install the posts.

Tennis courts are cleaned & ready to go. Minor repairing of cracks needed.

Pools will open early this year to test new pumps. New laws require pools to be inspected before use. Tot pool needs a new valve.

Mary would like to see the pools open before the annual meeting on June 27 Pools open on weekends of June 13 & 20. Greg will have life guards on duty.

Les will be making repairs in and around the club house in the next few weeks.

Security camera will be going up next week.

Les to buy new coffee tables for less than \$500.00.

Front steps need repairing. Rich Conlon made the motion to accept Ray Deverix's quote to repair the front steps for &765.00 Second & accepted.

Brush Day will be May 23, 2009. Chipper told to come with an empty truck since last year he did not realize how much brush we had & came with a half full truck.

More work expected on the ball field this spring.

Motion made to accept report, second & accepted.

Dock Report: Frank Conley

Stan Caras is reviewing docks & availability.

Rubber material put on docks this year.

MacNaughton family requests they keep boat slip as property is in Trust. After a brief discussion, the Board rejected the family's request. In order for the wife to retain the slip after husband's death, she must be listed as co-owner on the boat's registration. Rick Conlon made a motion to send a letter to son, George MacNaughton stating he is not eligible to retain slip. Second & accepted. Vote: 8 yes - 4 no.

Motion made to accept Dock Report. Second & accepted.

Recreation: Mary Doyle

Same arrangements in place as last year.

No one using cottage & may hold some events there.

Motion made to accept Recreation Report. Second & accepted.

Roads

No report.

Women's Club: Pat Costello

A very successful St. Patrick's Day Dinner was held at the club house. 30 people attended.

A social will be held in April.

Annual Luncheon will be May 19, 2009.

Men's Club: Les Leathers

Helped Women's club with St. Patrick's Dinner

Voted to give GHRA a new entrance sign with a roof to protect signs. Should be up next month.

Neighborhood Watch: Peg McGaffigan

Police report that flat screen TV's are being stolen

Police Chief wants volunteers to work at the police Station.

Jan - Feb 4,000 calls were reported at the Station.

Old Business: Michael Janes

A discussion was held on how Michael Janes should proceed with presenting a business plan with private investors willing to rebuild the docks at no cost to GHRA.

Len Frisoli said the process should be presentation to the Board first, then to the home owners, then to the Town of Falmouth for permits.

A motion was made for private investors to present a business plan to build the docks at no cost to GHRA to The Board of Directors. Second & accepted. Yes- 11 - no -1.

Once a solid business plan is ok'd by the Board, it will be presented to the Annual Meeting for a vote. If approved by all, then the permits may be filed with the Town.

New Business: Len Frisoli

Email Blast List should be set up to communicate with as many owners as possible.

Set up committee to look into this. Phil Norment & Pete Manca will meet & take up at the next meeting.

Alice will put info on who to call on web site.

Mary will write a letter to be sent out

Chris Tomasini has a phone number we can use for teleconferencing.

Need for microphones for BOD members during teleconferencing. Need to look into purchasing..

Mary Doyle said a new refrigerator was badly needed in the club house. Phil Norment has one to donate.

Nominating Committee: Chris Tomasini

Committee needs info on when a person came on the BOD. Passed paper around for all to fill in.

Also needs info on how many positions are open. Sited Clerk, Assist. Clerk, Treasurer and Assist. Treasurer always hardest to find. These positions required people with definite skills.

Bob Reilly elected chair & has a voting seat on the BOD.

Barry Tomasini Presentation: Automated External Defibrillator (AED)

Barry proposes that GHRA purchase an AED to be set up in the club house on the lower floor.

While the device is easy to use, training a must to avoid being liable.

Cost will be \$2,000.00 to purchase & maintenance will be \$300.00-\$400.00 per year.

The battery will be good for 5 years.

A physician will be needed to monitor & Barry plans to call Dr. Jean Mase to see if she is willing.

Alice noted there was an insurance refund of \$2,000.00 which is available for the purchase.

Lori Grogran made the motion to purchase an AED to be installed in the lower floor of the club house & not to exceed \$2,400.00. Second & accepted.

The meeting was adjourned at 11:45.

Respectfully Submitted,

Joan D. King
Pro Tem