

Bristol Harbour Village Association
November 5, 2009
Board Meeting Minutes

Members Present: Richard Booth, Candace Ryan, Mark Moretti, Richard (Dick) Scott, Patt Jones, Ellen Monagan, Leo Raab, Kathy Wydra, and Bruce Hunt

Others Present: Michelle Alvaro, Jay Adams, Mattie Bicknell, Carol Endres, Bryan Wight, Jill Wight, David Walker, Sandy Whyte, Bill Coleman, Bernice Caprini, Gail Hewson, Dave Hewson, Fred Sarkis, Kathy Scott, Wendy Blackstone, and Dave Eldon

1. **Call to order:** Meeting was called to order at 7:05 p.m.

2. **Opening Remarks:**

- Richard Booth introduced himself and the new members of the Board and welcomed all visitors to the meeting
- Richard Booth stated that a thank-you card was sent to the Board from Wendy Walsh regarding the annual donation to the Bristol Daze event and a thank-you card was sent by Larry Hubler to the Board thanking them for his gift he received for his prior service to the Board.
- Richard Booth noted that there is a special meeting on November 16, 2009 to work on the budget.
- Richard Booth noted that the next meeting for the BHVA Board is on December 10, 2009 at 7:00 p.m.

3. **Privilege of the Floor: Privilege of the Floor will open for questions for 10 minutes. After the time allotted, the floor will close until 'New Business' at the end of the meeting. At this time, the Board will take questions that pertain to this meeting. There is no visitor participation during the meeting. Privilege of the Floor will be re-opened at the end of the meeting.**

Bernice Caprini-5536 Vardon Drive: Stated that with the permission of the Board, she would research the cost of real estate taxes paid on the Community Center and that she would like to work with the Town on this issue only with the Board's permission. Michelle Alvaro offered to help Bernice with maps, etc.

Motion to give permission to Bernice Caprini to research the taxation on the Community Center by Bruce Hunt, seconded by Patt Jones, motion carried.

Gail Hewson-9 Spyglass Hill: Stated the fireworks at The Lodge were long and loud. She was concerned as to what the limit would be and if they were going to happen every weekend. She also indicated that the Board should work with the town to what limited usage means and entails.

Discussion followed regarding the topic of fireworks.

Richard Booth-11 Andrews Way: Asked for responses from the floor and from the Board members. Leo Raab stated the South Bristol allows limited fireworks.

Dave Eldon-5832 Harbour Drive: Stated that Gary Muxworthy previously supplied a report that indicated that the fireworks are within the usage rules and that residents had been interviewed. Michelle Alvaro responded that she will get the minutes from the town meeting regarding when the report was received.

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Sandy Whyte-5548 Vardon Drive: Questioned possible property damage from the sound of the fireworks.

Bernice Caprini-5536 Vardon Drive: Questioned the validity of the "Town of South Bristol Report".

Fred Sarkis-28 Cliffside Drive: Stated that the Environmental Committee should be involved because the golf course comes under the umbrella of BHVA.

Dick Scott-50 Cliffside Drive: Questioned what the term limited actually meant. He also mentioned that there are noiseless fireworks available.

Mark Moretti-155 Cliffside Drive: Stated that the research should begin with the town and then see how it affects BHVA. At that point involve the Environmental Committee as it is happening on Association property.

Leo Raab-5559 Vardon Drive: Suggested to get input from the residents regarding the fireworks.

Mattie Bicknell-4 Spyglass Hill: Stated that we have all chosen to live here however, the developers are here to make money-and that is what they are concerned about. Mattie stated that, "Our voices as residents should be made loud." The Board needs to understand the collective input of the entire community instead of the "betterment of the while as proposed by the few."

Discussion on the topic of fireworks ended at this time.

Richard Booth-11 Andrews Way: Stated that the Declaration almost passed at the Annual Meeting, being only 54 votes short of approval. A motion was made at the Annual Meeting to obtain the necessary number of the votes within one year needed to pass the Declaration.

4. Approval of September 24, 2009 Board Meeting Minutes and the October 3, 2009 (Organizational meeting) Minutes:

Motion for approval of the September 24, 2009 Board Meeting Minutes and the October 3, 2009 Organizational Meeting Minutes by Leo Raab, seconded by Ellen Monagan, motion carried.

5. Reports

Bristol Harbour Resorts/Steering Committee Report-by Mark Moretti:

Report is postponed until the December 10, 2009 meeting.

Property Manager's/Site Manager's Report-by Jay Adams and Michelle Alvaro:

The Management Report and Superintendent's report were forwarded to the Board.

Bristol Harbour Reports-by Paul Lamphier:

Paul was unable to be at this meeting. In the future we will try to get someone to attend if he cannot. Michelle Alvaro will follow-up.

4. Standing Committee Reports:

Environmental Committee (EC) Report-by Dick Scott:

Dick Scott provided an overview of the following:

- The Committee is in need of new members.
- At the October 21st meeting several requests were approved regarding trees and satellites. All applications approved.
- The Committee is working on the issue regarding the golf course fairway #10 property boundaries.
- The next Committee meeting is scheduled (tentatively) for November 19, 2009.

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Motion for approval of the Environmental Committee Report by Mark Moretti, seconded by Kathy Wydra, motion carried.

Facilities and Maintenance Committee Report-by Leo Raab:

Leo Raab provided an overview of the following:

- The Road construction on Golfside Circle is scheduled to begin next year but may be done in multiple phases: the first phase being the road and the second phase being the parking areas. This is due to financial concerns for the residents. Prioritizing the work will give a more measured approach to the project. During this process options are being considered for repairing the trash building driveway.
- The committee is looking at the purchase/lease options for equipment for BHVA.

Motion for approval of the Facilities Committee Report by Kathy Wydra, seconded by Patt Jones, motion carried.

Recreation Committee Report-by Patt Jones:

Patt Jones provided an overview of the following:

- The Villager will be published this month.
- Patt thanked the to Recreation Committee members.
- Patt thanked Tailored Events for the tent used for the Garage and Antique Sale on September 19, 2009 at the South Bristol Cultural Center.
- Patt has been in contact with The Lodge regarding their "Winter Specials," specifically the Tuesday Hamburger Special.
- The October Halloween Neighbor's Night at the Community Center involved adults as well as children. Prizes were awarded for different categories of costumes.
- Operation Santa is being chaired by Shelly Gerstner. As a reminder, scarves, hats and mittens can be hung on the Christmas tree beginning on November 20, 2009 and ending on December 4, 2009.
- The next Ladies' Luncheon on November 9, 2009 and a reminder was made that it is held every second Monday of the month.
- November Neighbor's Night will be at the home of Dick and Kathy Scott-50 Cliffside Drive.
- Patt overviewed upcoming special events.

Motion for approval of the Recreation Committee Report by Ellen Monagan, seconded by Candace Ryan, motion carried.

Treasurer's Report-by Bruce Hunt:

Bruce Hunt provided an overview of the following:

- The Board is working on the draft of the 2010 budget and hopes to have it completed at the November 16, 2009 special meeting.
- Bruce provided an overview of the monthly financials. The financials are reporting as being under-budget although the capital reserve fund is low.

Motion for approval of the Treasurer's Report by Leo Raab, seconded by Dick Scott, motion carried.

5. Special Committee Reports:

Town Board/Planning Board/Zoning Board-by Ellen Monagan- by Ellen Monagan:

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Ellen stated that the meetings are held on the second Monday of the month and therefore has no report at this time.

The Community Center Committee Report-by Dave Eldon:

Dave Eldon provided an overview of the following:

- Dave indicated that there have been 28 rentals to date and renters are doing a good job following the rules.
- There is a positive balance in the Community Center fund and these funds will be soon turned over to the Kenrick main office.
- The next meeting will be November 12, 2009 at 10:00 a.m.

Motion for approval of the Community Center Committee Report by Bruce Hunt, seconded by Dick Scott, motion carried.

Communication Committee-by Kathy Wydra:

Kathy had no report as she is new to the committee. She will have a report by the next meeting. She requested a meeting to be brought up to speed and to know exactly what the committee does.

6. **Old Business:**

Richard Booth asked Candace Ryan if she had a Pickle ball report for this meeting. Candace replied that she would provide a report at the December 10, 2009 Board meeting.

7. **New Business**

Fred Sarkis-28 Cliffside Drive: Suggested that the BHVA Board compliment the Town of South Bristol on the safety factor of the yellow lines that were painted on Seneca Point Road. Fred also mentioned that the dust from the stones that were spread on the road coated everything, especially when a car drove past and that the dust lasted far too long.

Sandy Whyte-5548 Vardon Drive: Commented on the qualifications of the new Board members and the budget references for future projects.

Kathy Scott-50 Cliffside Drive: Asked Leo Raab if there will be a special assessment this year. Leo responded that there would be one similar to past assessments and that this has not yet been determined by the Board. Questioned the Treasurer's Report as to why it was first reported that there was no money and then reported there to be excess. Jay Adams responded.

Bernice Caprini-5536 Vardon Drive: Inquired how the reserve is being funded. Jay Adams responded.

8. **Motion to Adjourn:**

Meeting adjourned at 8:15 p.m.

9. **Next Meeting:**

December 10, 2009 at 7:00 p.m. at the Community Center

Minutes Approved January 28, 2010

Michelle Alvaro; Recording Secretary-BHVA Board of Directors