

**MINUTES
POINT O'WOODS
BOARD OF GOVERNORS MEETING
6/19/09 – 7:00-10:00PM
Phoebe Griffin Noyes Library
Old Lyme, CT 06371**

Type of Meeting: Regular – Association business
Secretary: Mary Ann Ruud
Board Attendees: Susan Bookman, Fred Callahan, Beth Kelly, Joseph Martin, Kathy McKeough, Mark Peterson, Harry Ritson, Joseph Sopczneski, and David Tousignant

The meeting was called to order at 7:10 PM.

Citizen Speak:

Robert & Cathy, 8-1 North Road, requested the Board consider an exemption to the hammer law to complete interior work to their home, which would include contracted painting, trim installation, and other small detail work. The Board asked more details concerning the nature of the work and the extent of the noise that will be created. Any work that would be done would happen during the week and normal work hours from 7:30-4:00.

WPCA: Kathy Aldridge reported the permit process was nearly complete. The WPCA will be hiring a person to organize, collect and manage the permit process which will be posted on the bulletin board and published in the newspapers. The Board discussed security and safety during the construction. Paganelli is confident they have secured work sites and assume all liability pertaining to maintaining a secure worksite.

Secretary's Report: Harry Ritson moved to approve the May 15, 2009 minutes as amended. Beth Kelly seconded the motion. So voted, Joseph Martin abstained. Motion carried.

Decisions: Kathy McKeough sadly reported that Charlie Cipolla had passed away June 18th and commended his outstanding years' of service to the community. Beth Kelly will send a flowers or donation, as the family wishes, on behalf of the Board.

WPCA Appointments:

Fred Callahan motioned to appoint Bill Lacourciere and Kathy Aldridge to three year terms to the WPCA. David Tousignant seconded the motion. The Board discussed the terms length and the appropriate dates for the terms. It was decided they should be voted on separately. Fred Callahan withdrew his joint motion to appoint both Kathy Aldridge and Bill Lacourciere. David Tousignant withdrew his seconding Fred Callahan's motion. Mark Peterson motioned to appoint Bill Lacourciere to a three year term to the WPCA commencing July 1, 2009 though June 30, 2012. Fred Callahan seconded the motion. So voted, vote was unanimous.

Mark Peterson motioned to appoint Kathy Aldridge to a three year term on the WPCA commencing July 1, 2009 though June 30, 2012. Susan Bookman seconded the motion. So voted, vote was unanimous.

The Board discussed the open Board member position on the WPCA. Susan Bookman expressed an interest in serving on this Board. Fred Callahan motioned to elect Susan Bookman, as the representative of the Board, to a one year term on the WPCA Board from July 1, 2009 through June 30, 2010. Beth Kelly seconded the motion. So voted, vote was unanimous.

Fred Callahan motioned to appoint Dick Renick to complete the unexpired term of Charlie Cipolla. Harry Ritson seconded the motion. Mark Peterson felt it was too soon to vote on Charlie Cipolla's seat given he had only died the day prior and therefore abstained from the vote. Motion carried.

Nominating Committee Appointment: Mary Lennon, of the nominating committee, reported there were two residents had expressed an interest in serving on the Nominating Committee, Mary Ann Fitch and Michael Kiernan. Their qualifications were read and the Board discussed those candidates.

It was decided a small group would meet with the two candidates to ask questions. Mark Peterson, Fred Callahan and Kathy McKeough will meet with them.

Board Appointment: The Board discussed Joseph Sopczneski's desire to resign from the Board due to business commitments. After a discussion Joseph Sopczneski submitted his resignation effective at the end of this regular meeting. Mark Peterson motioned to accept Joseph Sopczneski resignation commencing at the end of this Board meeting with regrets. Beth Kelly seconded the motion. So voted, motion carried. Joseph Sopczneski service was commended and he was thanked for his efforts. Peter Formica spoke to the Board explaining his interest in serving on the Board. The Board asked Mr. Formica questions concerning availability and interest in serving as the Grounds commissioner. The Board decided that the position would be voted on at the next meeting and that David Tousignant will for one month hold the title of Grounds Commissioner, with Beth Kelly's assistance. The position will be posted on the bulletin board.

Ordinance:

Temporary Golf Cart registration: Susan Bookman presented to the Board the potential fees for the golf cart registration as \$5 a week for temporary registrations. Any period over a four week registration would be issued a permanent registration for \$20. The Board discussed the fees and the expiration of the temporary registration. It was decided a \$5 deposit be required so the registration number is returned. Susan Bookman moved to impose a \$5 fee for temporary golf cart registration, with a \$5 deposit, which will be returned when the temporary number is returned. David Tousignant seconded the motion. So voted, Joseph Sopczneski abstained. The motion carried.

Ace security will treat golf carts as if they are motor vehicles and will ticket as such. In the case of rental homes, tickets will go to the owners unless an agency has been granted the responsibility to take care of such things, in which case tickets will go to the agency.

The Board was requested to consider five hammer law exemptions.

1. North Road requesting to install an invisible fence and interior work which would include glazing the windows and installing carpet. All the exact work was not specified.
2. 8 North Road, requested the ability to do quiet interior work, including contracted painting, trim work and other interior detail work.
3. 39 Sargent Rd requested the ability to do exterior work because was not able to do it due to rain and construction. The length of the extension was not specified.
4. 2 Seaview Road, requested for an extension to the hammer law through the weekend, June 28th, to finish some exterior work.
5. 14 Walnut Road requested an extension to install pavers and lights at a pavilion on the property through the weekend of the 28th.

The Board discussed the exemptions. Hammer law exemptions are intended for specific emergencies. Exterior work that may be done all season is quiet work, painting and power-washing, which can not be done commercially. Interior work may be completed as long as it is quiet. Contractor vans are permitted as long as they are in the resident's driveway and not blocking the roads.

Invisible fence is not allowed to be installed because the installation process is loud.

Susan Bookman motioned to not grant an exception to the hammer law to 14 Walnut Road. Joseph Martin seconded the motion. So voted, Joseph Sopczneski abstained, motion carried.

39 Seaview Road's request is tabled pending further information from the resident.

Susan Bookman motioned not to grant an exception to the hammer law to 39 Sargent Road. Joseph Martin seconded the motion. So voted, Joseph Sopczneski abstained from the vote, motion carried.

The North Road residents do not need an exemption because quiet interior work is not subject to the hammer law as explained by the property owners.

Beach: Fred Callahan reported a resident had offered to sell POW a boat for Jeff to use to pull the raft and install the swim-lines for \$1000. The Board decided to table buying a boat after discussing it.

Discussion:

Board Operations Committee: Harry Ritson recommended this topic be tabled until a later date. Commissioners have been asked to create tickler files that provide a time table for yearly tasks to be completed by the commissioners for easy turnover and task management. Board operations was tabled.

All Commissions: Summer readiness was discussed with each commissioner provided a brief update.

Beaches: Fred Callahan reported that the beach was ready.

Roads: David Tousignant reported most of the roads were taken care of and that there was some tree trimming being done.

Grounds: Joseph Sopczneski reported the right of ways need to be cleared. The tennis court must be weeded and areas around the benches. It was requested the trees on the grass area by Sargent Rd be trimmed.

Boat Basin: Harry Ritson reported that stickers were being handed out. The safety mirror was ruined by vandals, which has been replaced.

Recreation: Beth Kelly reported recreation was ready. It was requested that the Board provide input as to whether to hold the Saturday night movie on July 4th. The Board agreed the movie should be played. Beth Kelly also asked for the Board's consensus to allow the use of the beach to hold games for small groups. The Board agreed they could use the volleyball court area for small groups in light of the construction on Sargent Road.

Security: Joseph Martin reported that ACE Security is providing notices to any household conducting work of the up coming hammer law requirements. Security hours have been slightly modified for the up coming holiday weekend to provide extra coverage and to stop the use of fireworks. Better quality maps are being acquired to security use. Updated ordinance books and guidelines are needed at the guard shack to supply residents.

Ordinance: Susan Bookman reported that the charter/ordinance books should be ready soon.

Reports:

Treasurer's Report: Mark Peterson distributed Financial Statements through the end May. A concern was raised that interest rates will be lower than what was budgeted which will require some changes. There may be a need to put liens on certain properties for failure to pay taxes, Mark Peterson does not need the Board's permission to do this but will run the procedure by Attorney McGarry.

Mark Peterson noted that the wrong page had been included in the Annual Call, page 11. It was requested it be sent in the next newsletter mailed to the community.

Commissioners Reports: The Board was asked if there were any questions on the commissioners reports provided with the posted agenda. Beth Kelly inquired whether the web site had been fixed because of excessive spam that has resulted from a problem with the site. Kathy McKeough reported the link had been disconnected and should alleviate any further problems.

Mark Peterson inquired whether Gary Sharp would be coming in to speak to the Board. Harry Ritson asked that be tabled until the next meeting.

Susan Bookman emailed the language of the agreement on the golf cart regulation to Attorney McGarry and he had been approved the language.

Citizen Speak: Mary Berry, 67 Connecticut Road, inquired where parking passes were being distributed. Kathy McKeough reported they were available under the tent at the parking lot.

Beth Kelly motioned to enter executive session to discuss Stanhope beach. Harry Ritson seconded the vote. So voted, vote was unanimous. Joseph Martin motioned to end executive session. Mark Peterson seconded the vote. So voted, vote was unanimous.

Harry Ritson motioned to adjourn the meeting. Bath Kelly seconded the motion. So voted, vote was unanimous.

Respectfully submitted,
Mary Ann Ruud