

VAIL'S GROVE COOPERATIVE, INC.

BOARD OF DIRECTOR'S MEETING

February 19, 2013

CALL TO ORDER:

Mr. Ryan called the meeting to order at 8:23 pm and asked all to rise for the Pledge of Allegiance.

ATTENDANCE:

Mr. Cassidy took attendance. All Board members present.

ACCEPTANCE OF MINUTES:

Ms. Enos made a motion to approve the minutes of the January 2013 Board meeting. Ms. Myers seconded. All in favor. Motion approved.

COMMENTS & CONCERNS OF STOCKHOLDERS:

None

COMMUNICATIONS NOT INCLUDED IN REPORTS BELOW:

Ms. Waltzer discussed the issue of the damaged roots on the tree on the property of Marie Fagan on Orchard Road. Ms. Waltzer would like a letter sent by Ms. Vail to Joken Development and GHD informing them that we feel they are responsible for the damage. This damage was caused when Joken was installing the sewer equipment. If this tree does fall, it would damage homes across the street. Ms. Myers stated that Joken/GHD has already set a precedent; when they severed the roots of a tree by her house, they took it down and they paid for it. Ms. Waltzer made a motion to have a letter sent by our Legal Counsel. Ms. Myers seconded. All in favor. Motion approved.

COMMITTEE REPORTS

CHAIRPERSON:

Mr. Ryan announced that one of our Stockholders, Kurt Guldán, has been named Person of the Year by the North Salem Chamber of Commerce and that we congratulate him for all of his efforts and hard work and volunteerism.

Mr. Ryan has requested that each time we publish a Vail's Voice, we highlight a different Board member so that our residents know who the Board is comprised of.

VICE-CHAIRPERSON:

No Report

VICE-PRESIDENT:

No Report

TREASURER:

Ms. Mytych made a motion to send three stockholders to legal for collection to begin as they are two quarters in arrears. Ms. Waltzer seconded. Ms. Rubini abstained. All others in favor.

SECRETARY:

The office will be closed on Monday, as the Electrician is planning to install equipment for the generator, which means power will need to be off for 6 hours. In addition, the Board is looking for a new editor for the Vail's Voice. Ms. Cassidy has done a great job but would be ready to pass the reins on to someone else. If anyone in the Grove is interested, they should please contact the office.

ETHICS:

No Report

FINANCE:

No report

BUILDINGS & GROUNDS:

Ms. Waltzer stated how pleased she is with the way Mr. Moore is doing his job. He is following up with calls and issues he needs to look into and then he discusses issues with Ms. Waltzer. She also stated that she has a lot of confidence in Mr. Moore.

Mr. Moore then gave the B&G report:

The generator variance was approved at the town meeting. Work will be starting on Monday. The generator has been delivered. When the warmer weather comes, the cement pad will be able to be put in. Hopefully, this will all be completed by the end of March.

The Pavilion has had some windows remodeled with new casings and trim. Jay is working on fixing many cracks and holes in sheetrock and walls. The Pavilion will then be painted. When the Pavilion is rented, we will be tougher on people regarding putting things on the walls. The contract does state that renters cannot put anything on the walls and if need be, we will keep security money for repairs.

The lawn contract bids have gone out. Ms. Waltzer made a motion to accept the bid from Salem Landscaping. Mr. Andrews seconded. The charge will be \$365 a cut and the leaf clean-up will be \$4500. Motion approved.

We have spoken to 3 propane companies to get the best prices for propane. As of this writing, only 1 has submitted anything in writing. We hope to have another in so we can make a decision soon. Leahys supplies Pavilion for \$2.49 and Suburban does pump house for \$2.29. Jay asked Leahys if they would match Suburban's price and they said they would do all three tanks for the \$2.29 for one year contract.

Note for minutes: A motion was made by Ms. Waltzer to have Leahys fill all three of our tanks. Ms. Enos seconded. Discussion was had. We would like to be able to have Leahys offer the same price to homeowners. The tape does not reflect that a vote was taken on this issue.

Mr. Moore has been speaking with swing set companies. It appears that these companies do not want to repair the set as it is very old, so we have gotten prices to replace the swing set. One price was \$2800 and another was \$6900. Mr. Moore is still trying to get more prices and then we could go back to the insurance company to see if they will cover a new set.

We had received 2 prices for the north end emergency road job. One price was \$6500 and one price was \$5800. Ms. Waltzer made a motion to award the road building to Butler for the price of \$5800., for excavating and putting in new item 4 and compact it, and they will remove any shrubs/bushes in the way. This road will be for emergency use only. It will be a 6" gravel road. Ms. Myers seconded. All in favor. Motion approved.

PUMP HOUSE REPLACEMENT:

Ms. Waltzer stated that Putnam Engineering will apply for site plan approval for the new pump house at the Southeast Town meeting on February 19, 2013. The work continues on construction plans to be presented at additional Southeast town meetings. In the meantime, Putnam Engineering continues to bill us for their work on a monthly basis.

REAL ESTATE:

Mr. Duffy made a motion to approve the replacement of a shed at 18 Vails' Lake Shore Drive. Ms. McHale seconded. All in favor. Motion approved.

INSURANCE:

No Report

TREES:

No Report

SUNSHINE:

Ms. Enos reported that we are happy to report that Jim Sheridan is now home from the hospital and feeling better after his 6th major surgery in the past 5 years. She also reported that Clem and Carol DeFelice are grandparents for the 11th time, with the arrival of their second granddaughter.

MEMBERSHIP:

Ms. Natiello made a motion for the approval of a re-finance application from Mr. and Mrs. Tolan. Ms. Myers seconded. Ms. Rubini abstained. All others in favor. Motion approved. Ms. McHale made a motion to approve rental application from John Huntington for March 10, 2013. Mr. Duffy seconded. All in favor. Motion approved.

PAVILION RENTAL:

Ms. McHale made a motion to approve rental application from Thomas Ryan for March 24, 2013. Mr. Duffy seconded. All in favor. Motion approved.

Ms. McHale made a motion to approve rental application from Michael Sowa for March 23, 2013. Mr. Duffy seconded. All in favor. Motion approved.

Ms. Waltzer made a motion to approve on a case by case basis, a rental for a non-stockholder to be able to rent the Pavilion for \$800. Ms. Myers seconded. All in favor. Motion approved.

Ms. McHale made a motion to approve the rental by Jeanne Klein for a party on May, pursuant to her having a steward on duty for the price of \$150 and that the guests cannot go down to the docks.

Mr. Duffy seconded. All in favor. Motion approved.

BOAT RAMP:

No Report

WWTP:

No Report

LONG RANGE PLANNING:

No report

OMBUDSMAN:

No Report

LEGAL:

Ms. Rubini made a motion to accept a new Recognition Agreement version as received from Putnam County Savings Bank, as received with caveat from 30 days to 90 days, regarding the time the Grove would have to accept or decline a new Stockholder if Putnam County Savings forecloses and finds a new owner.

Mr. Andrews seconded.

All in favor. Motion approved.

RECREATION:

Ms. Cassidy sent the following report:

The Valentine's Day Social was on Sunday, February 10. There were snacks and crafts. Those that attended had a nice time. Unfortunately, attendance was low. We will revisit whether or not to hold this event next year.

March 10 will be the first meeting of the Historical Preservation. It will be open to those interested in participating.

The Easter Egg Hunt will be on Friday, March 29th.

The Spring Ladies Night Out Vendor Fair will be on Friday, April 12th.

AESTHETICS:

No Report

PUMPHOUSE/PUBLIC HEALTH:

Pump house operations normal. January 2013 report to Putnam County Department of Health submitted by Kathleen Heuschkel.

BEACH:

No Report

PUBLIC SAFETY:

No report

LEND A HAND:

No Report

WELCOME:

No report

Meeting adjourned at 9:35 pm.