

VAIL'S GROVE COOPERATIVE, INC.

BOARD MEETING

March 16, 2017

CALL TO ORDER:

Mr. Cassidy called the meeting to order at 8:06 pm and asked all to rise for the Pledge of Allegiance.

ATTENDANCE:

Mr. Cassidy took attendance: Present: Mr. Andrews, Mr. Cammisa, Mr. Cassidy, Mr. Duffy, Mr. Janecek, Mr. McGuinness, Ms. Morris, Ms. Natiello, Ms. Myers, Ms. Rubini. Absent: Ms. Waltzer, Mr. O'Toole and Ms. Salerno.

ACCEPTANCE OF MINUTES:

Ms. Myers made a motion to accept the minutes of the February 2017 meeting. Mr. Andrews seconded. Ms. Natiello abstained. All others in favor. Motion approved.

COMMENTS & CONCERNS OF STOCKHOLDER:

Mr. Ed Smith asked why Jay Moore, our Maintenance Man was here at the meeting. The Board stated that Mr. Moore was here to read his monthly report and answer any questions that Board might have.

Mr. Smith then complained about the noise coming from a motorized vehicle being driven by a teenager in the Grove. Mr. Smith asked Ms. Rubini directly about this issue and wants to know why the young man is racing around the Grove. Mr. Cassidy stated that the Board will discuss this issue and review.

COMMUNICATIONS NOT INCLUDED IN REPORTS BELOW:

None

COMMITTEE REPORTS

CHAIRPERSON:

No report

VICE-CHAIRPERSON:

No report

VICE-PRESIDENT:

No report

SECRETARY:

All submissions for the April Vail's Voice need to be to Carol Harting no later than March 24th. Ms. Battreall has a suggestion. She thinks that we need to let the entire Grove know that they need to provide proof of non-use of dry wells. Presently we are requiring this proof only when people sell or rent. In addition, it should be extended to renting of the Pavilion, re-financing, alterations, etc. Warren Lucas is concerned that not all homes are off using dry wells. We can publish a list of plumbers that have been doing these inspections along with their phone numbers. Please be reminded that for any maintenance issues, emergencies should be dealt with by a call to Jay Moore and everything else needs to be in writing and sent to the office. The Board members should remember to tell residents to do this when they speak to them on the street about issues. Folks need to be reminded about vehicles not to be parked on the roads.

Ms. Battreall has a suggestion that the price of the ice machine should be taken entirely or partially out of the money collected from the \$1000 non-resident party rentals. We have had quite a few already for 2017. Possibly a portion should be paid from Recreation budget and possibly a small amount from Beach budget.

The office received a report from Warren Lucas regarding homes that he believes have water leaks. The office will be sending letters to these homes to inform them.

Mr. Andrews made a motion to take \$1000 from Pavilion account to use toward ice machine. Ms. Myers seconded. All in favor. Motion approved.

TREASURER/FINANCE:

No Report

INSURANCE:

No report

BUILDINGS & GROUNDS:

Pavilion fire/safety inspection was performed by the North Salem Building Inspector. Inspection of all smoke and fire alarms passed inspection. B&G looked into sink hole complaints from 61 VLSD. Sink hole appears to be homeowner responsibility at this time. All coop drains in the area appear to be working properly. We will monitor the situation with the homeowner. The ice machine was delivered damaged and a new one was ordered and delivered. The kitchen floor was stripped of wax and cleaned. Five coats of wax were applied. The Pavilion small room was also stripped of wax, cleaned and five coats of new wax applied. Ice machine installed as of Wednesday; water line not 100% connected. B&G and office worked to combine snow and lawn contracts into one year long contract. These bid packets went out to a number of vendors. We hope to have a motion to accept. Some tree work was done at the north end and around the pump house. After a wind storm we had some trees come down on and near the pump house.

The bids were received prior to the meeting and Mr. Andrews presented them:

MVL \$70,000

Laurel Oak \$54,000

Salem Landscaping \$48,650

Mr. Cammisa said he had no idea that we were opening bids tonight. Mr. Andrews stated that this is the way we do it every year – either right before meeting or at the meeting. – for landscaping and snow. Mr. Cammisa stated that he wants to see plans of alterations in the Board packets prior to the meetings. Mr. Andrews made a motion to hire Salem Landscaping. Ms. Rubini seconded. In favor: Mr. McGuinness, Ms. Natiello, Mr. Andrews, Ms. Rubini, and Ms. Morris and Mr. Duffy. Opposed: Mr. Cammisa. Abstained: Ms. Myers and Mr. Janecek.

MEMBERSHIP:

No report

BOATS RAMP/NORTH END:

No Report

SUNSHINE:

Best wishes are sent to Ronnie Waltzer and Jane Schroeder...feel better soon. On a very sad note, condolences are sent out to Colleen Rodriquez and family on the passing of her son Paul.

PAVILION:

Ms. Myers made a motion to approve rental application from Angela Terilli for May 21. Ms. Rubini seconded. All in favor. Motion approved.

Ms. Myers made a motion to accept rental application from Melanie Morales-Woo to rent the Pavilion on September 23. Mr. Andrews seconded. All in favor. Motion approved.

PUBLIC HEALTH/PUMPHOUSE:

No report

PLEC:

No report

RECREATION:

Don't forget about the St. Patrick's Day party hosted by the Putnam Emerald Society on Saturday, March 25th. It looks like a great time. Food and dancing for \$5- a ticket purchased prior to March 20th.

April will hopefully bring warmer weather and the Annual Easter Egg Hunt and craft party. Sunday, April 9th at 2 pm, please join us with your kids and their Easter baskets for a hunt for eggs, candy and some great prizes to the kids who find the Golden Eggs.

WELCOME:

Cathy Morris reported that in February, four welcome baskets were created for new homeowners at a cost of \$45.02 per basket.

NEW BUSINESS:

Mr. Janecek made a motion that all RFP's be reviewed by the Board the month prior to them being sent out. Ms. Myers seconded. All in favor.

Mr. Janecek made a motion for bids to stay sealed and then opened during Executive Session. Mr. Andrews seconded. All in favor. Motion approved.

Meeting adjourned at 9:00 pm.