

VAIL'S GROVE COOPERATIVE, INC.

BOARD MEETING

October 20, 2016

CALL TO ORDER:

Mr. Cassidy called the meeting to order at 8:07 pm and asked all to rise for the Pledge of Allegiance.

ATTENDANCE:

Ms. Battreall took attendance:

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

ACCEPTANCE OF MINUTES:

Ms. Myers made a motion to accept the minutes of the September 15, 2016 meeting. Mr. McGuinness seconded. Mr. O'Toole abstained. All others in favor. Motion approved.

COMMENTS & CONCERNS OF STOCKHOLDER:

Ms. Battreall read the letter received from two stockholders regarding their complaints about some children not behaving in a proper manner. The Board discussed. Ms. Salerno made a motion to send a letter that we received a letter about inappropriate behavior and advising their parents and remind them to remind their children to respect other people's property. Mr. Andrews seconded. All in favor. Motion approved.

Ms. Battreall then read a letter from a stockholder whose dog was bitten and injured months ago by a pit bull here in the Grove. At that time, the owner of the pit bull was informed that they needed to always have a muzzle on the dog when the dog is out of the house. The letter indicated that the pit bull was seen without a muzzle and the stockholder was upset by this. Mr. Duffy made a motion to remind the owner that a muzzle must be on the dog at all times it is outside and to reference the prior letter they received. Ms. Myers seconded. All in favor. Motion approved.

Ms. Battreall read the petition and letter received from a group of stockholders in reference to Christine Samahas dog. Ms. Salerno stated the Board stands by their decision and Mr. Andrews agrees. Ms. Weitzmann stated that something serious happened and it only takes a second for a dog to attack another dog or a person. She understands that it is an inconvenience to put a muzzle on. In addition, Ms. Weitzmann does not want to allow any pit bulls to move into the Grove. Mr. Andrews said that the Rules of the Board are presently being reviewed and the rules

will indicate the determination as to what to do with dogs that are dangerous. Mr. Duffy suggested that if the petition comes in with 45 signatures of members in good standing, then a special meeting could be called to discuss this.

COMMUNICATIONS NOT INCLUDED IN REPORTS BELOW: NONE

COMMITTEE REPORTS

CHAIRPERSON:

No report

VICE-CHAIRPERSON:

No report

VICE-PRESIDENT:

No report

SECRETARY:

Third quarter billing was sent.

Directory will be going to printer next week as soon as all committee chairs are in place. When Rules and Regulations are complete, those will be on the website, available to pick up in office or need be, mail to anyone who requests new copy. This information will be in the Vail's Voice. Vail's Grove has owed Foley's Pump Service \$3500 since the new water tanks were installed. This money was not paid as the Town of Southeast had issues about the grading and run-off. The office and B&G have been constantly trying to get Foleys to complete this. The office has followed up with the Town of Southeast, who is now satisfied with the work. The office was able to procure the letter upon final stabilization. The Town has been instructed to sign the Notice of Termination. This means that the office will now pay Foley's \$3500. The office will not pay the interest fees because this money was held back due to Foley's not completing in a timely manner.

On our website, from years ago, it states that the office is open three days a week from 10-2. This was put into place by one of the Secretaries of the Board to ensure that the office has time to get paperwork done. However, this has never been the case. The Office Manager is in the office from 7:30-7:45 until 3:30-4:00, depending on bank runs, post office, errand runs. Ms. Battreall has not closed the office during those allowed times, however, at this time, the office would like to have the closed sign in the window possibly one day a week as many residents do come into the office –which the office manager typically loves – but at times Ms. Battreall cannot get the massive amount of paperwork done. So, if you see the blinds closed and the CLOSED sign up, it does not mean Ms. Battreall is not in office. It means she needs time to catch up. Houses are selling – foreclosures have been up, but those houses get sold as well. Rentals have increased as well which means that our rental income monthly has increased.

TREASURER/FINANCE:

No report

ETHICS:

No report

INSURANCE:

No report

BUILDINGS & GROUNDS:

Mr. Moore reported the following:

Bell Heating was called to schedule seasonal maintenance on the pavilion heating system. Report to follow next month. B&G office was asked to look into reported dead trees on coop property. These trees were addressed by cutting them down or pruning out the bad wood. NYSEG was called about fallen tree branches hanging on power lines at multiple locations in the coop. NYSEG came right out on both occasions. If street lights are out or tree branches are on power lines, please call NYSEG to report first and then call the B&G office. North End boat storage area has been cleared of high brush and ready for boat storage. Please be kind to your neighbors and help keep this area clean. Kayaks, paddle boards, paddle boat and all chairs have been put away from the beach. Party lights taken down. Working on beach dock removal. Fire hydrants have been air blown clear. Compressor was rented at Decker Tools. Due to the season's low rain and extreme low water levels some of our hydrants are not in the good water. Emergency road signs at ramp #3 and ramp #2 are going up this week. All new street signs (white sign with green letters) have been ordered. Water leak repair to a well line feeding with the pump house was repaired by Foleys Pumps. The pump house generator had its seasonal maintenance (Kinsley Power). Outside of regular service the generator had a new battery and charger installed. Next service scheduled for spring.

Ms. Battreall stated that she would contact the towns and request that hydrant testing be done by each town.

Mr. Janecek asked how many sander trucks MVL has for the winter months. Mr. Moore will find out.

REAL ESTATE:

Mr. Duffy made a motion to approve application from 43 VLSD for a covered porch on lake side of house. Ms. Salerno seconded. All in favor. Motion approved.

Mr. Duffy made a motion to approve application from 15 Orchard Road for a deck on the lake side of house. Mr. O'Toole seconded. Ms. Myers abstained. All others in favor. Motion approved.

SUNSHINE:

Ms. Enos report was read:

Our sincerest condolences to Juliet Aguiar on the passing of her mother, June Sweeney. Also, our sympathies on the passing of former resident, Dr. Veronica O'Day. Ronnie, as most of us called her, served as Chairman of the Board from 1999-2001 as well as serving on other committees. Nurse Ronnie was always available to help with whatever "ailed you". Thank you notes received from the Walsh Family and Sandra Munroe.

MEMBERSHIP:

Mr. Andrews made a motion to approve sale of 89 VLSD to David Palaia and Dawn DiDomenico. Ms. Myers seconded. Ms. Rubini abstained. All others in favor.

Mr. Andrews made a motion to approve the re-finance application for Steve and Deborah Roberts at 21 VLSD. Ms. Rubini abstained. All others in favor. Motion approved.

BOATS RAMP/NORTH END:

Mr. McGuinness reported that the North End gate was left open on Saturday night. Pat McGuinness locked it around 9 pm. Reminder to everyone to please be sure and lock up both gates after last use. Boat Ramp was locked.

PAVILION:

Ms. Myers made a motion to approve rental of small room on November 19 by John Huntington. Ms. Salerno seconded. All in favor. Motion approved.

Ms. Salerno made a motion to approve rental application for small room by Joan Myers on October 30. Ms. Morris seconded. Ms. Myers abstained. All others in favor. Motion approved.

LEGAL:

Ms. Rubini reported that she sent a letter to Ms. Munroe, whose house was lost in fire on Maple Lane. She explained that the Grove needs all correspondence received from the Town of Southeast and the insurance company before the Grove can give any demolition approval letter. Mr. Duffy suggested that we receive their timeline intentions to be sure we do not lose the house income. We would give her the demolition letter once we get a letter from the town.

Ms. Salerno made a motion to fine Ms. Petroff on Maple Lane for continuing to have her three dogs off leashes. Mr. Cammisa seconded. We will start the 10 day time period from the time she receives a certified letter. All in favor. Motion approved.

Ms. Salerno made a motion that we send another letter to Ms. Cable on Maple Lane, changing “truck” to “trailer” and that we will fine her 10 days after receipt of certified letter if trailer is not moved. Ms. Myers seconded. All in favor. Motion approved.

PUBLIC HEALTH/PUMPHOUSE:

No report

PLEC:

No report

RECREATION:

No report

BEACH:

CLOSED

NEW BUSINESS:

It was reported that due to lack of rain, Pietsches residents are having a tough time getting boats out of their boat ramp. The board said that we will keep our boat ramp open and inform Pietsches that their residents can use our ramp.

Meeting adjourned at 9:14 pm.