

Giant's Neck Heights Association

Board of Governor's Meeting

January 12, 2017

PRESENT: Ken Secchiaroli, Jay Frogameni, Richie Coan, Danny Anselmo, Mary Perron, and John Perron

ABSENT: Rudy Croteau, Dave Saia, and Agnes Bilodeau

GUESTS: Jay DeBella

The meeting was called to order by Ken at 6:11pm.

Old Business:

Property Assessments/Ken and Jay Dibella

Jay DeBella, a concerned resident spoke referencing the 30% increase in land assessments for the owners of property at GNHA. Jay did extensive research and concluded that the increase does not reflect the fair market value of property (land only). The Town of East Lyme through the hired appraisal firm has established the base value for a 50'x100' as approximately \$100,00.00. According to town records, no property in the association has sold for anywhere near this amount. After much discussion, the board decided to have Jay DeBella continue his dealings with the town as a representative for the association.

Mary Perron presented the Board members with the current financial report. (See attached)

Clubhouse/Ken

A motion by Jay and seconded by Richie to retain the services of a professional to strip and seal the flooring at the clubhouse. The motion carried UNANIMOUSLY.

Website/Richie

A motion by Richie and seconded by John to authorize a three year contract for the website totaling \$337.95. This is a savings of approximately \$30.00 per year. The motion carried UNANIMOUSLY.

Beach/Jay and John (see attached)

Jay will secure 3 bids for the portable toilets and fencing as per his proposal.

NEW BUSINESS:

Kevin Gallagher/Ken

Kevin Gallagher, a concerned resident advised Ken of illegal activities occurring at the clubhouse – cars doing doughnuts, possible illegal activities and etc. A motion by Richie and seconded by Jay to install a chain across the driveway and the purchase of surveillance signs. After discussion, the motion was carried UNANIMOUSLY. (Richie to order signs and Ken will install chain link)

Calendar of Events:

May 20, 2017 – Budget Meeting/Pig Roast

May 27, 2017 – Bonfire at the Beach

July 1, 2017 – Bonfire at the Beach

September 23, 2017 – Pig Roast

Beach, Parking lot, Maintenance, Clubhouse (Board Members)

A recap of 2016-2017 expenses to include the purchase of:

Buoys, events, projector, camera (Beacon), Frontier, servicing of sand machine, floor maintenance at the clubhouse, employee payroll and general maintenance.

Ken reminded all committee members that budgets are to be completed and submitted at the next board meeting schedule for March 17, 2017 at 6:00pm.

A motion by Jay and seconded by John to adjourn the meeting at 8:29pm. Motion carried UNANIMOUSLY.

Respectfully submitted,

Cheryl L. Kardys/Secretary