

MONTPELIER COMMUNITY ASSOCIATION, INC.

Board of Trustees Meeting Minutes

Deerfield Community Center

June 12, 2012

Trustees in Attendance: Paul Buehler, Bob Derrick, David Eisenberg, Lillian Fazio, Tim Jacobs, Jack Keating, Richard Mason, and Jean Sorrentino.

Trustees Absent with Cause: Patricia Douville

Community Members Present: C. Barbour, C Bowen, M. Derrick and M. Hughes

President B. Derrick called the meeting to order at 7:02 PM. There was a quorum to conduct business.

Secretary's Report: Tricia Douville

- The minutes of the May 2012 board meeting were reviewed. Trustee Keating made a motion to accept the amended minutes. Trustee Fazio seconded the motion and it passed unanimously.

Treasurer's Report: Lillian Fazio

- Trustee Fazio distributed the monthly statements.
- There are 17 assessments left for collection and efforts are ongoing to collect. Those remaining will be turned over to the attorney for collection before the next board meeting. Trustee Fazio is also working with the attorney on long term delinquent and will attend an exparte hearing this week.
- \$66,000 has been spent on reserve projects.

ACCC: Michael Boddie, Chairperson (absent)

- Mr. Boddie reported that the owner of the Silverbirch house with the unkempt lawn is deceased and the home is now owned by Bank of America. Trustee Buehler made a motion that the Board use the Benevolent Fund (or general funds) to cut the grass at this property and any other which needs it, one time only (up to \$300) and use the current landscaping contractor to do so. Trustee Jacobs seconded the motion and it passed with Trustee Fazio opposed. M. Boddie and M. Hughes are authorized to decide when this should be done.
- A member suggested that a hazardous material pick-up be organized for the neighborhood. Trustee Keating explained that there are a number of requirements for disposing of hazardous materials and it would probably not be feasible for the association to organize a pick-up. It was suggested that Ms. Lehman might be able to help.
- M. Kuhn contacted Mr. Boddie regarding a blockage in the creek behind her house. She contacted Community Standards and the Board of Education without success. She then contacted Ms. Lehman who was able to get the job done.
- The July ACCC meeting has been postponed due to the 4th of July holiday. The meeting will be Thursday, July 12 and a notice will be put on the phone line, newsletter and list serv.
- The overgrown lawn on Ethan Court has been cut by the homeowner who borrowed a neighbor's lawnmower.

Communications Committee: Tim Jacobs, Chairperson

- Trustee Jacobs reviewed the user list on the list serv group and deleted 400 emails that were no longer valid. There are now about 250 users and several homes have more than one email address associated with the group so he estimated that there may only be about 125 member/homes represented.

Facilities Committee: Jack Keating, Chairperson

- Trustee Keating reported that the guard shack roof was replaced, new keys and locks installed, the bathroom vanity legs were fixed, the leaking fountain and pool flood lights were fixed, vinyl trim installed, etc. for \$13,700 which was less than was budgeted.
- The flashing must be replaced because the roof valleys were installed backwards in the kitchen building.
- The ceiling in the guard shack needs to be replaced and new lights installed (\$800-\$900).
- There is one bid for repointing the brickwork on the pump house for \$1900. Trustee Keating will get two more bids.
- New soccer nets and basketball "prison" grade hoops, backboards, nets and rims will cost \$4000. They are not spring loaded. Trustee Buehler will check to see how much spring loaded ones would cost and he said only two backboards are needed rather than 4. Trustee Jacobs made a motion to accept the purchase of the basketball/soccer equipment. Trustee Buehler seconded the motion and it passed unanimously.
- Several lights in the food court are out and a ladder is needed to fix them.

Pool Committee: Paul Buehler, Chairperson

- Trustee Buehler reported a leak in the wading pool and asked American Pools to look at it.
- Two lifeguard umbrellas are needed and they are less than \$200 each.
- Trustee Buehler mentioned the contract states the pool must be open at least four hours even if it rains all day.
- Pool use by nannies was discussed. Currently, live-in nannies are listed as pool users on the pool form. Other nannies or sitters are admitted with the member's children if the member pays a \$50 extended pass. Clarification is needed on the policy and Trustee Buehler and M. Derrick will discuss this further.
- M. Derrick proposed that a bulk pool pass be offered with a discounted rate. The passes *will expire* at the end of the pool season. Trustee Buehler made a motion to offer a bulk pool pass of 25 passes for \$87.50 which expire at the end of the 2012 pool season. Trustee Jacobs seconded the motion and it passed unanimously.
- C. Barbour asked what the Adopt a Swim Team Swimmer \$50 fee was for because the adoptee can only use the pool for swim team practices and events. For other access a guest pass must be used. Trustee Keating made a motion to allow the Adopt-A-Swimmer host family, who has paid the \$50 fee, to bring the adoptee to the pool during the pool season. The member must be in good standing as determined by the Swim Team Chairman, Board Member and the coach. Trustee Jacobs seconded the motion and it passed unanimously.

Social Committee: Carla Bowen, Chairperson

M. Derrick announced the 4th of July bike parade and cookout will be Wednesday, July 4.

Security Committee: Richard Mason, Chairperson

- Trustee Mason has asked a police officer to attend the 4th of July bike parade.
- He reported that there have been several car break-ins and encouraged everyone to engrave their personal property for identification and recovery if stolen.
- Trustee Mason felt that the community was not informed quickly enough in the recent incident with the escaped criminal. He has asked for a meeting with the District 6 Commander to discuss communication.

Tennis Committee: Lillian Fazio, Chairperson

- Trustee Fazio reported that the company will fix the tennis court cracks one time only and they recommend that a latex coating be applied for \$2000 to avoid puddling. It was felt that the company was responsible for leveling the courts last year when they were resurfaced and no additional money should be paid to them. Trustee Keating said he would contact the company that resurfaced the courts and tell them as much.

OLD BUSINESS:

Bids are still being sought for resurfacing the parking lot.

NEW BUSINESS

Trustee Derrick presented some preliminary ideas for playground equipment and he encouraged board members to think about improvements.

The next board meeting will be held on **Tuesday, July 10, 2012 at 7:00 PM** at Deerfield Recreation Center, preschool room. The motion was made and seconded to adjourn at 9:00 pm. The motion passed unanimously.