

SSAI BOARD OF DIRECTORS MEETING SEPTEMBER 7, 2008

PRESENT: Bob Barker, Peg Boyle, Eleanor Bouvier, Christine Fabbio, Jay Fabbio, Frank Gorgone, Sally Greymont, Tom Rodger, Dick Sette, Rose Sullivan
POLYCOM: Ed Grace, Dan Frawley, Arlene Schubert
GUESTS: Thom Greve, Bill Fay, Mr. Powers, Tom Hanley, Stephanie & Bob DeVasto
ABSENT: Joe Apicella

TREASURER: Tom Hanley, bookkeeper, gave the following report: He has ordered computerized checks which can be run directly off the computer and will automatically post to the financial records, the P & L and balance sheet. Also ordered were computerized deposit slips so any deposits will automatically go into the checking account and will update the ledgers and balance sheets. There will be one account labeled " Restricted Accounts" with sub accounts for Beach, Neighborhood Watch, Front Entrance and Scholarship. Balances on these accounts will be available monthly. Bob passed out a letter to Rockland Trust Co. authorizing Bob Barker, Carole Dembkowski and Tom Hanley to make deposits, transfer assets, etc. Authorized check signers are Bob Barker and Carole Dembkowski.

SECRETARY'S REPORT: Upon duly motioned, the secretary report of the 8/10/08 meeting was accepted.

OLD BUSINESS: BOD Attendance Policy, Board to review and vote on at next meeting. The oven in the kitchen stove is not working, there was a motion to "repair the existing stove for approximately \$800", which was seconded and approved. If the cost to repair is more than \$800 it will be brought back to the board. Bob will get bids to repair. In the past verbal bids have been received of \$300 to have stove looked at and then \$500 to rebuild just the oven. To rebuild the entire stove would be \$2,000. There also was talk about buying a new stove now and moving it to the new clubhouse if and when that is built.

HISTORICAL COMMITTEE: Will try to meet soon.

NEW BUSINESS: Bob handed out a document that Carole Dembkowski gave him, used by Highfield Hall, regarding "TEN BASIC RESPONSIBILITIES OF NON-PROFIT BOARDS". Although we are not non-profit we never make a profit. Bob asked the BOD to review the document especially page 2, paragraph 3 & 4 and Page 3 paragraph 4 (Avoiding Conflicts) to discuss and review at our next meeting. After review at the Oct.meeting Bob will ask members of the BOD to sign a commitment to follow the rules and regulations or the spirit and intent of this document.
There was discussion on moving the Annual Meeting from July to August. This would have to be voted on at the 2009 Annual Meeting as it would mean a change to the by-laws.
Bob suggested that we are spending too much money, he put out a request that some restraint be shown on what we are spending and what we are spending it on.
Bob requested that committees and social functions turn in budgets.
Rich Serani submitted a plan to limit BOD Meetings to 7 per year. The board is asked to review and discuss at the Oct. Meeting. Unfortunately Rich and Christine Serani have resigned from the Board. Christine Serani has offered to take over Sunshine, sending

out get well, sympathy, etc. cards.

BEACH: Beach parking has been a major problem this summer. There have been rumors that the BOD has asked the Falmouth Police Dept. to ticket parking violators and asked the Town to add NO PARKING signs to some roads in the beach area. These rumors are False. Bob Barker read a letter he wrote to James Marathas in response to a letter Mr Marathas wrote to Bob regarding SSAI's position concerning parking at Bayside Ave and Edgewater Drive East. Mr. Marathas has written letters on 8/4 and 8/11 to Mr. Whritenour, Town of Falmouth, which include serious accusations against SSAI, that use the words *negligence and motives*, and phrases such as *potential deals* and *"the Association" is working with the Police Dept and the DPW on an agreement and an understanding*. These accusations are not true. SSAI completely endorses the parking and traffic regulations as deemed necessary by the Falmouth Police Dept. and the Town of Falmouth. There is a conflict between home owners in the beach area and people who want to park at the beach. The Association has been put in the middle of a problem that is not of our making and not our responsibility. Some of Mr Marathas's statements are not true, Tom Rodger takes offense to some of Mr. Marathas statements about him. Tom has tried to keep Mr. Marathas statements to the police honest. The Traffic Advisory Committee will meet Monday 9/15 at 9am at the Town Hall. Board members are encouraged to attend. Tom Rodger has been working on this problem since it became a problem in July and has met with and walked the area with Town Officials regarding the problems in this area.

Mr. Powers, a guest at the BOD meeting explained how the rocks came to be at the beach and the many problems associated with parking as it is now. Bob DeVasto and Bill & Suan Fay also commented on the problems. Tom Rodger reported that John Lyons, Falmouth DPW has been charged with surveying Bayside and Edgewater East and could have his findings at the 9/15 meeting.

NEIGHBORHOOD WATCH: Frank reported that at the next meeting on 9/16/08 the Police Chief will be here as a guest speaker. The house on Ormond had some activity but was aware of being watched so waved off an approaching car.

ROW: Jay received a complaint that there is no ROW sign at 9E. There is a ROW sign and also a No Trespassing sign on the abutters property which is allowed. There is a problem on 22W with parking partially on the ROW. Jay is in contact with the people involved to resolve this problem. There are 29 usable ROW's on Seacoast Shores. Jay recommended getting all the ROW's surveyed to alleviate these problems. Jay is looking for approval to start this process and to get a cost estimate. Deb suggested making it a 3-4 year project, surveying maybe 10 ROW's a year. Eleanor suggested putting a request in the Scan to see if any members are qualified and willing to help with the surveying. Maybe start a fund to pay for this, although we may have too many restricted funds already. Jay suggested putting this out as "Protect Seacoast Assets". the ROW's are A big asset to us. Shorewood Drive was started by the same developer as Seacoast Shores and they have lost all their ROW's, they are all grown over. Bob Barker put forth a motion to "authorize Jay to proceed to get cost estimates and discuss at a future meeting". The motion was seconded and approved. Bob gave Jay info on the kayaks left on the Woodside Dr. ROW. Jay will handle it.

IT: Thom reported he will have to wait a couple months to switch to a new host because we prepaid so have to wait for a \$0.00 balance. Tom requested each committee to update their pages on the web site.

MEMBERSHIP: As of today we have 377 paid members.

SCAN: Dick Sette reported that the next Scan will go out in late October. Articles are needed.

RENTALS: The Serani's put together a "Use of Clubhouse Facilities" proposal. Bob tabled this until the next meeting. One rental for 9/27 and one for 11/28 are scheduled. Peg Boyle will chair Clubhouse Rentals.

MAINTENANCE: Bob Greymont and Bob Barker covered the hole the squirrels made. Hopefully they won't be able to get in again. Spot lights were fixed and insect spraying was done. The refrigerator at the bar is not working. The freezer works but the refrigerator part does not. There was a motion made to "replace the refrigerator" it was seconded and approved. Sally will get a price and let the board know.

SOCIAL: The Lobster Bake made a profit of \$48.70. Tom Hanley is asked to provide summary of lobster bake, (ticket and bar sales, and expenses).

MEMBERSHIP: There are 377 paid members. There was discussion regarding a letter sent by a Concerned Citizen to some Board Members about a current member.

SCHOLARSHIP: Pat Apicella will chair, Rich & Christine Serani will stay on the Scholarship Committee .

PPC: Dan reported there are 165 checks received, 187 verbals. Approval was received for the "Race to the Finish 200" Program. The updated presentation and new letter of intent has been posted on the web site thanks to the great work by Thom Greve. There will be 2 meetings in October, one on the 4th and one on the 5th at 8:30 am. This change is not an attempt to try to close it down with less than 300 members, we want as many members as possible. This is a change in tactics given what we've seen so far as well as an attempt to change the psychology of this. There has been a response from some members who are now interested in the Option C - 10 year plan. This option is more affordable for them. Dave Smith is putting together a legal committee. Don Weymouth and Dan are working on expanding their PPC Investment Member database to include every home on the Peninsula, every mailing address, contact information, and verify what kind of member you are, an Association Member or an Investment Member. Eleanor will put up signs for the October meetings. Billie Maine will be in touch with new home owners regarding the PPC Plan. Bob Barker mentioned that he is seeing an exchange of e-mails that the \$13,500.00 for members who do not sign up until after the 30 day time frame is up is too high. The PPC will discuss this.

Motion to adjourn @ 9:27

Respectfully submitted

Sally Greymont

