

**District of Chapman Beach  
Board of Directors Spring Quarterly Meeting  
Monday July 16, 2018 7:00pm  
Mulvey Center South Conference Room**

**Call to Order 7:00pm –**

Andy Calderoni, Marlena Whaley, Diane Fuller, Damian Ranelli, Patrice Horan, Eloise Kumnick, Marlena Whaley, David Osella, Nicole Vitrano. Absent, Pete Potter.

- **Clerk’s Report** - Patrice presented minutes of January and April BOD meetings as well as District budget meeting of May 12, 2018. Damian made motion to accept minutes with Marlena providing second. Motion passed.
- **Treasurer’s Report** – Diane distributed the 4<sup>th</sup> qtr. Report.
  - The year ended with 42K in checking, 30K in savings. Comparatively, last year end was 75K, down about 3k as in previous years.
  - Activity this year is consistent with budget, memorial donations made in the names of Billy and Judy Glynn and Lois Sullivan.
  - There are presently 3 taxpayers delinquent with a total amount overdue of \$1400.
  - Jessica Bongiovanni, Jeff Piccioli, Bill Demiris will conduct the annual financial review.
  - Motion to accept report by Damian, second Marlena. Motion passes.
- **President’s Report** - Andy presented the following
  - Annual BOD member info that must be registered in town due our taxing district status.
  - Letter from Ed Gales regarding plans for a summer party on 2<sup>nd</sup> Ave row; details to follow.
  - Email from George Kinsella regarding property on 2 Chapman Beach Road with offer of sale/lease to the District. Andy followed up with request for specifics.
  - Email from Paul Beaulieu mentioning new owner of Tischler property is cutting back vegetation on the 3<sup>rd</sup> Ave ROW.
  - Janet O’Donnell emailed requesting the Districts policy of enforcing rules.
  - Mike Zubretsky emailed regarding several issues affecting the District.
  - Motion to accept report made by Damian: Marlena second. Motion passes.

**Motion to enter Public Session – 7:16**

- **Recreation Committee Report** – Andy Calderoni reported on the following for Marybeth
  - Wake up to Summer and yoga well attended. Tee shirt sales were successful with two orders placed, a third may be done if there is enough interest.
- **Watercraft registration Report** –

Andy proposed Adam take over registration from Janet O’Donnell. After discussion, Andy stated he will handle this going forward. Andy made note that a member of Cedar Crest has requested the placement of a boat on the beach. After discussion, objections were made to Cedar

Crest residents putting anything on the CB beaches as that privilege goes to taxpayers; CC residents have the right to pass and repass only. Andy presented our rules as having “grey areas” with exceptions to be looked at particularly in this case. Nicole stated our rules should be black and white and enforced. Michael Zubretsky (65 Chapman Beach Rd.) noted a need to take “grey” area out of our rules and we should be making everyone adhere to them.

- Janet O’Donnell (70 Chapman Beach Rd.) asked if CB rules are to be enforced going forward. Discussion to be done under order of business. Andy noted everyone’s concerns.
- **Council of Beaches Report** - Ed Gales reported on the following
  - Both the President and Vice President has resigned; Ed Gales presided in their absence. Traffic monitor to be installed on CB Rd. in a couple of weeks as a temporary measure; Westbrook Police boat ticketing watercraft without life jackets etc. Harbor Commission reported on mooring tags throughout Town waters. Andy asked if there were any negative comments regarding moorings.
- Sand Committee Report – Michael Zubretsky reported on the following
  - Mike Zubretsky summed up and asked if the BOD had questions. Discussion ensued; BOD to determine posting of report to CB website. Diane Fuller questioned the committee as being ad hoc or ongoing; more discussion followed.
  - Negative news on Chalker Beach. Permit is being challenged due to cleanliness and substance of sand nourishment.
- Requested erosion tarp update – Ed Gales (34 1<sup>st</sup> Avenue), citing previous BOD minutes asked for planting update of tarp as described. This has been done with no success. Tarp is, however, working as it should.
- Ed Gales made proposal to use 2k in rec committee towards obtaining “Little Free Library” in the District.

## **Motion to end public session and return to BOD Meeting at 8:15.**

### **First order of business**

- Discussion and resolution of any issues/requests from public session. Most discussion and resolution was conducted during public session in order to facilitate time constraints.

### **Old Business**

- Discussion of board responsibilities, conduct, and practices going forward – Nicole presented a Draft proposal for discussion on BOD guidelines and communication points. No new policy to be adopted but BOD should operate with these guidelines in mind at all times.
- Although not an agenda item, Andy at this time stated he would like the duties of the LMC be split with Pete and Damian to handle anything needing a contract. Marlana asked the BOD if anyone was unhappy with the way in which the LMC was handling things. Hearing no negatives, it was suggested that Pete and Damian might want to take responsibility for jetties and stairs that related to them. Diane asked for specific duties Andy wanted to charge Pete and Damian with handling. Time constraints did not permit full discussion.

- Chapman Beach Rules and Watercraft enforcement– Adjustments of documents prevented distribution early in the season; Andy stated he would handle disbursement after laminating copies. Watercraft registration to be handled by Andy. No discussion on enforcement.
- Review Sand Committee report –
  - Topographical survey to be done as well as photo documentation for yearly comparison of sand levels. Diane noted this info may be used going forward with regards to jetty status. Marlana with Diane second made motion to complete topical survey. Mike also requested that members complete a survey of beach. Diane with Marlana as second made motion to gather info for sand committee to answer survey questions.
- Land Management committee – none in lieu of time constraints.
- Set 2018-2019 meeting dates – not done due time constraints.

### **New Business**

**Motion to adjourn made by Andy with Diane as second.**

**Respectfully submitted,**

**Patrice Horan (Clerk)**