

District of Chapman Beach
Fall Member's Meeting
Saturday, September 4, 2021 at 10:00am
Main Beach and grassy upland area

Call to order by Paul McGill, at 9:59am

BOD Present: Paul McGill, Bob Alger, Andy Calderoni, George Zinser, Damian Ranelli, John Johl, Frank Guiliano, Brian Gooley.

President's Correspondence:

Paul McGill began with a brief bio of himself and his leadership style. Plans to utilize website request portal (contact us) but discussion and actions have to be conducted in a BOD meeting. Paul stated he asked that the Facebook page name be changed because Facebook does not allow pages to be named as a municipality and it causes confusion. Sales of t-shirts by the district provide funds back to the district. Paul spoke to the 'virus' analogy in his letter to clarify his meaning.

Jim Mallozzi asked if notice of this meeting was posted in a newspaper 10 days in advance of the meeting as stated in our bylaws Article III section 4. Andy Calderoni answered no it was not. Andy Calderoni made a motion to adjourn the meeting and it was determined this is not a special meeting is informative only and the meeting resumed.

Clerk's report:

No report, no minutes to be approved

Treasurer's Report:

George Zinser reported the Checking balance as \$76,881.61 and the Savings balance as \$53,143.64. George announced an Audit committee has been formed Peter Lovely, Janet O'Donnell, and Bill Demaris.

Major Projects Committee:

Bob Alger reported Docko has two jetty repair solutions, encapsulation and timber. The recommendation for the stone jetty is placing of one cubic foot rocks on top to improve the permeability. Next is to get construction quotes and present to members. Permits have not been filed yet. Members will have to approve expenses before spending money on the permits. Questions regarding voting out of state. Frank Guiliano spoke to memorial benches and locations have been set. Andy Calderoni stated according to the August BOD meeting survey done 8/23 and report mid-September.

Land Management Committee:

Pete Potter not present. Damian reported the new vendor is performing well. Marlana Whaley requested the invasive plants on the seawall be trimmed or removed.

Recreation Committee:

Had a successful Bluegrass Concert and will have an end of summer gathering. Marlena Whaley offered to join the committee which will be discussed at the September BOD meeting.

Settler's Landing Report out:

Mike Zubretsky reported he has turned over the project to the MPC. Improvements need to be completed on the original retention pond prior to completion of phase 2. Mike mentioned the radar speed detector was part of the agreement.

Tax Collection:

Andy Calderoni reported only three members are delinquent 2 months. \$502 owed to date. Andy reported that he will present a new tax collection procedure at the September BOD meeting. Andy thanked Peter Lovely for his assistance as an auditor. Marlena Whaley expressed her concerns as to contacting members about delinquencies. Jim Mallozzi questioned Peter Lovely being on the audit committee while helping this year as an auditor. Peter stepped aside and Jim stepped in. Ed Gales asked who Katie Keleman is and her duties. Andy Calderoni stated Katie is our book keeper and prepares all financial reports, writes checks and records tax deposits. Katie is paid \$440 annually. Andy also explained the tax batch reports provided by him to Katie. Marlena Whaley asked if partial payment is acceptable. Andy replied that the 'At the discretion of the Tax Collector' will be addressed.

Trash Collection:

Bob Alger reported a refuse assessment probably is not allowed by law. It can be added to taxes as a budget line item but not as a flat rate assessment.

Bylaw discussion:

Bob Alger stated the petition section was added because the previous petitions do not meet statutory requirements. Mike Zubretsky asked if the original petition to demand a vote to change bylaws met statutory requirements. It was agreed Andy would post the red lined bylaws provided by Jim Mallozzi. Diane Fuller asked that a procedure for completion of a petition be provided. Bob Alger read the district's lawyer's explanation of correct process.

Items on petition:

Marlena Whaley questioned the need to spend tax dollars on lawyer fees. Mike Zubretsky asked about the ethics document from Atty. McCauley. Andy Calderoni clarified that ethics doc and the Hammer Law doc she provide simultaneously were merely 'what could be' and that she warned us against both. Paul McGill agreed we should pursue some motion in the direction of an ethics policy. A discussion regarding resolution of the Contact Us list should be developed. Ed Gales expressed his concerns regarding time allotted to and placement of Public Session. Lynn Calderoni expressed her concern that the same members take up all of the time leaving little time for others. Andy Calderoni stated he will post any information that will improve transparency. Andy stated the chapmanbeach.org site is seeing 12 visits per day.

Linda Kinsella made a motion to adjourn. After discussion the meeting continued to complete discussion of FOIA. Ed gales presented the BOD with a FOIA regarding T Shirt sales this morning. The meeting ended