

**GIANTS NECK BEACH ASSOCIATION
BOARD OF GOVERNORS REGULAR MONTHLY MEETING
WEDNESDAY, JULY 10 2024, 6:30 pm
HELEN LENA CLUBHOUSE
31 WEST PATTAGANSETT RD NIAN TIC CT
Meeting Minutes**

1: The meeting was called to order at 6:34 pm. All board members were in attendance.

2: Presidents Report

Paul Formica reported much great work going on around the neighborhood. The playground has now been resurfaced. The 4th of July parade was huge. The lease for the cottage is up.

Paul asked to ensure a copy of the budget voting record is posted on the website.

ACTION ITEMS: Obtain a copy of a lease and ask the tenant if he wants to sign for another year.

Post the budget voting record online.

3: Treasurer's Report

Louise Wilcox presented a Treasurer's Report. She noted that taxes are being collected. Of the \$143,000 in taxes due, about \$73,000 remains to be paid.

The Treasurer's report is attached to the end of these minutes.

Andrew Young reported that he expects a proposal from Bouvier shortly.

4: Approval of minutes

A: regular meeting June 5, 2024

Ernie Annibale motioned to delay the approval of the minutes as most board members had yet to have a chance to review them (draft minutes were on the website but hadn't been emailed to board members directly). Gerry seconded the motion, and it passed unanimously.

B: special meeting June 15, 2024

Laurie Corona moved to approve the minutes. Gerry seconded the motion, which was passed unanimously.

5: Zoning Commission regulations update

Jim Ventres reported on the proposed changes to the zoning regulations. The proposed new regulations are attached at the end of these minutes. The draft zoning regulations will be circulated to the membership and posted on the website, and there must be a public hearing.

Ernie asked about the process for reviewing zoning applications. Jim said he would review them; most would not need a committee review. If the zoning commission needs to review something, it will be a public hearing. Communicate to the membership that if they want to do something to their property, they should start by going to the ZEO. Paul asked for the record that there is a notice for short-term rentals in the proposed new regulations.

A suggestion was to add to the brochure that garbage cans cannot be used for brush and information about the transfer station. Andrew Young suggested changing the mention of MBB to the Men's Club. Marilyn Jacobs said the street sign that says Arcadia should be Arcadian.

ACTION ITEMS: Annah Perch to disseminate the proposed zoning regulations to the membership.

Paul will look into the Arcadia/Arcadian signage issue.

BOG will review the proposed new regulations and send comments to Jim Ventres directly.

6: Discussion

“Good Neighbor” brochure

Lisa Doggart created a draft of the "Good Neighbor" brochure that outlines neighbors' expectations. It includes sections on beaches, ponds, pets, parking, clubhouse decorum, stop signs, speed limit, court decorum, noise levels, and garbage recycling.

There was a suggestion to add a link to the website to the brochure.

Mark Berger asked why peace & quiet has been determined to be 8 pm-6 am, but the court is open later. The noise on the court needs to stop. Paul responded that a security camera was coming, and when the alarm was triggered, it said, "Hi, you are being recorded." Ernie concurred and noted that the camera would be installed on a wall of the clubhouse.

Mike Heenehan says the Beach has issues. He feels everyone needs to take ownership and police the Beach.

Laurie Corona suggested printing the rules. Lou Piscatelli suggested giving the public a chance to comment. Paul stated that the brochure is general information and may not require public comment.

Pond pesticides/landscaping:

Paul said that he had received a letter about the use of pesticides. The letter concerned pesticides being applied to the pond and then flowing into the beach water.

Jim Ventres said that, unfortunately, some residents are using Roundup-type pesticides instead of the ones approved for wetland use. People need to continue to be educated about the dangers of using Roundup.

Paul suggested bringing an expert to a board meeting, and Marilyn Jacobs agreed that people need more information about the subject.

Jim Beaulieu noted that the association cannot tell people what to do.

Lou Piscatelli said the use of pesticides isn't an issue the Pond Committee should handle.

ACTION ITEM: Have an expert on pesticides at the next meeting.

Traffic:

Lou Piscatelli stated that traffic issues are a chronic problem. He asked the group to consider using portable bumpers in the summer months.

ACTION ITEM: Paul will ask the town if portable bumpers would be allowed.

7: Committee Reports

Beach Committee: Mike Heenehan presented a Beach report. Hours have been spent cleaning the beaches, and it's going well.

Mike attended 2 DEEP workshops about how Beach associations clean their beaches. DEEP has permitted him to monitor the beaches for horseshoe crabs, piping plovers, and diamondback terrapins.

Paul received an email expressing concern about how the horseshoe crabs are being treated and asked residents to be more careful.

Gerry said someone put a tent on the Beach, which interfered with walking, so he and Mike moved the tents.

Clubhouse Committee: Ernie Annibale reported that the clubhouse is being used more. The thermostat is not efficient. Louise Wilcox recommended putting a sign on the thermostat. Another member noted that there are smart thermostats.

Pond Committee: Jim Beaulieu mentioned that two contractors have bid to remove the downed trees in the pond.

Andrew Young reminded the committee chairs that workers' comp must be available for all contractors.

Gerry questioned where the special needs swing cost would come from in the budget. Louise said it comes from Grounds.

8: Public Comments

A public member asked when there would be a discussion about fees to use the court. Laurie Corona said that the pickleball issue is not resolved, and a special meeting of the BOG should continue to discuss it.

Bonnie Henninger expressed her displeasure with the Board for not curtailing the court's hours yet. She would like the Board to consider setting up a season for pickleball.

Jim Beaulieu requested another discussion on the reserve fund.

9: Board Comments

Gerry Van Noordennen said that a continued discussion of pickleball is a good idea. Lou Piscatelli is displeased that people think the BOG isn't doing anything about the pickleball issues because it's simply untrue that the BOG is not responsive.

Mary Ann Heenehan said there needs to be a discussion of fireworks. It is a nuisance. Ernie agreed.

Paul said that the BOG has done everything it can to resolve the pickleball issues. The issues are being addressed as best the BOG can.

Paul moved to add a special meeting to discuss pickleball. The group agreed to July 31 at 6 pm.

Gerry asked if the court committee had met to determine its recommendations. The court committee needs to own the problems.

Lou reminded the public in attendance and the BOG that people need to speak up. Laurie stated that people have emailed her, saying they feel unheard and intimidated by their neighbors.

10: adjournment

The meeting adjourned at 8:35 pm.

Respectfully submitted,

Annah Perch
Acting Recording Secretary

Attached: Treasurers report
Zoning regulations with proposed changes

upcoming meetings:

July Association Meeting 7/20/24 9:00 am

Special Meeting Regarding Pickleball 7/31/24 6:00 pm

Board of Governors Meeting 8/7/24 6:30 pm