



## Board Meeting Minutes

Saturday, May 6, 2017

The meeting was called to order at 8:50 a.m. by the President, Jeff Sella.

### **Board Members Present:**

All: Sharon Adams, Judy Bennett, Margie Cyr, Jim Dempsey, Jennifer Kazemzadeh, Tris Kruger, Steve Larsen, Jeff Sella, and Ellen Throop.

### **Others Present:**

Dave Taylor (Beach Patrol Committee) and Ginny Heier (Right Property Management).

### **Right Property Management:**

Jeff Sella reported that there has been a scheduled conference meeting between the Budget Committee and Right Property Management (RPM). Prior to the start of that meeting, RPM notified Jeff that RPM has exercised their option of a 30-day termination notice. The reason given was that RPM is apparently losing money managing our community.

### **Commercial Committee:** Judy Bennett

Judy reported that she has been in touch with McDonald's to inquire of past due parking lease fees. The manager stated that there was confusion as to where the payment needs to be sent. Judy Bennett informed her that they need to be sent to RPM.

Judy gave the estimate from Hitchens for ditch work for the southwestern quarter of Bayberry.

### **Property Manager's Report:** Ginny Heier (Right Property Management)

Ginny reported that Hickman Realty would allow guards to park in their parking lot for the season for \$1,000.

### **Building Committee:** Margie Cyr

Margie Cyr distributed proposed Rules and Regulations for swimming pools in Middlesex Beach. Margie explained that there have been more questions about above ground pools than in ground pools. The Building committee agreed to postpone the discussion of above ground pools to a later date. Margie reminded the Board that kiddie

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pools are not subject to this new regulation. Margie reported that this proposed resolution have been vetted by Community Attorney Mary Shrieder-Fox. Sharon Adams motioned to approve the new Resolution. Ellen Throop seconded. The Resolution was unanimously approved.

### **Review of April 2017 Board Minutes:**

Judy Bennett motioned to approve the April Board Minutes. Sharon Adams seconded. The April 2017 minutes have been approved.

### **Management Agreement Negotiation:**

Margie Cyr motioned to authorize Jeff Sella and Ellen Throop to enter into negotiation for Management Agreement. Sharon seconded.

### **Adjournment:**

Sharon Adams motioned and Steve Larsen seconded that the meeting be adjourned. The meeting adjourned at 9:50 a.m.

### **Next Board Meeting:**

June 17 at 9:15 AM at the Bethany-Fenwick Area Chamber of Commerce.

**Respectfully Submitted,**  
Jennifer Kazemzadeh, Secretary