

**SCC Board of Directors
Meeting Minutes
SATURDAY SEPTEMBER 6, 2014**



LOGISTICS

Meeting was held in the clubhouse.
Meeting was called to order at 9:01 AM
Meeting was adjourned at 9:50 AM

ATTENDANCE

Directors: Bill Vrooman, Betsy Gildroy, Gail Howe
Officers: C.L. Gildroy, Susan Hobart
Architectural & Nomination: Fred Cournoyer
Absent: Laura Malo, Thom Phiebig

APPROVAL OF MINUTES

The Board approved minutes for the Board meeting on August 5, 2014.

TREASURER'S REPORT

- C.L. distributed the financial report through August. As shown in the P&L statement, the budget exceeds actuals by about \$6,600. Tree cutting hasn't commenced yet, which will bring the actuals within range of the budget.
- Total cash is \$116,172.
- Accounts receivable are negative because two community members overpaid their dues. C.L. will issue checks to them this month.
- There are no remaining delinquent dues. Two residents (Plesser and Chow) paid their dues and court fees after receiving notice from the court that SCC had filed claims against them. Six years ago, several people had defaulted on or partially paid their dues, so this is a significant improvement in SCC's financial standing.

COMMITTEE REPORTS

Architectural & Nomination

Co-Chairs: Fred Cournoyer (fredcobma@yahoo.com), C.L. Gildroy (cl.gildroy@gmail.com)

- Improvements to Alan Hobart's property (9 Wood Duck) have stalled and are incomplete. The Architectural Committee sent him a letter indicating that SCC's prior approval has been revoked. He must come back to the Architectural Committee before painting or making further changes to the exterior.
- Dale Leibach (30 Sengekontacket) will begin a partial renovation.
- The Price property (33 Sengekontacket) will be demolished and rebuilt.
- Thom Phiebig (18 Sengekontacket) is planning an addition and has been notified that concrete boundaries must be in place prior to SCC approval and commencement of work.
- Concrete bounds have become particularly important in determining responsibility for removal of dead trees. Many of the oak trees have become infested by cynipid wasp galls, are slowly but irreversibly dying and must be removed.

Maintenance

Co-Chairs: Betsy Gildroy (c_gildroy@msn.com), Bill Vrooman (krisandbill@comcast.net)

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- Portions of Quail Run and Sengekontacket Road between the tennis courts and boat dock will be reseeded after a good rain moistens the soil.
- The lighthouse hydrangea on the right side of the entrance was failing due to the drought and no irrigation on that side of the road, but after hand watering has revived.
- Tabor tree will remove a few trees that are dying, specifically near the bench by the clubhouse, and, if time, the cedar and dead oak near the mailboxes. They will also trim the swamp maple near the pond and the tree next to the clubhouse. The Russian olive near the fresh water pond was hanging on the ground, so it was trimmed.

Fresh Water Pond & Salt Water Dock

Co-Chair: Thom Phiebig (galxdairy@aol.com); Betsy Gildroy (c_gildroy@msn.com)

- Steve Ewing has been hired to replace the planking and cross beam on the dock, and will start next week.

Tennis Courts & Clubhouse

Co-Chairs: Gail Howe (drghailhowe@yahoo.com) & Laura Malo (lmalo@akamai.com)

- Bill trimmed the sticks that close the windows and painted them, so they look much better.
- The entrance slider is fogged, however the estimate to purchase it on the island and install it is \$2,200, so the Board decided to table the repair for this year. A door from Home Depot would be only \$800, but getting it to the island and painting it would be problematic.
- Chris Priori evaluated the condition of the siding; the paint is peeling but the shingles are in good shape, so the side that hasn't been replaced does not need to be resided.

Communications

Co-Chairs: C.L. Gildroy (cl.gildroy@gmail.com) & Susan Hobart (susanphobart@gmail.com)

- The website has been updated. www.sengekontacket.com.

Old Business

- Sales: the Campbell (condo 18) and Knapp (1 Wood Duck) properties have been sold and Schiller (condo 14) is under contract. Welcome to:
 - Nancy & Robert Laroque (condo 18)
 - Wendy & William Westman (Wood Duck)
- The Renehan wedding is scheduled for September 20. Due to the risk of lawn damage for a large catered and tented event, the deposit was \$1,000, which has been received. 'No Parking' signs were created and delivered to the Renehans to put up the day of the wedding. Gordon will park his truck tightly in past the mailboxes for the caterers to dispose of the trash, will cover it with a tarp, then remove it on Monday.
- Terry from White Lynch is going to retire, so Betsy will contact him to thank him for his support and find out who to work with in the future.

New Business

- A year-end pot luck event is scheduled for September 27, from 3-6pm. The Mourning Dove community, specifically Kris Vrooman, Ute Kuerschner and Christine Savini, are organizing it. All SCC residents are invited and should contact Ute (utedietermv@aim.com) with what they're bringing if planning to come.
- **Kayaks must be removed by December 1!!! If left on the racks after that date, kayaks will be delivered to the owner's house and a fee of \$100/kayak will be assessed.** This is the first year that everyone has a sticker, and the racks aren't overcrowded.

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NEXT MEETING

November 1, 2014, 9:00am by teleconference

Respectfully Submitted,
Susan Hobart, Secretary
September 15, 2014

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