**BOARD MEETING – July 17, 2024**

**PRESENT:**

|  |  |  |  |
| --- | --- | --- | --- |
| LAUREN BIANCHI  MICHELLE CROMWELL  ROGER CROOK  PAT DEGNAN  SCOT DESORT | ~~DANIEL GRANT~~  MICHAEL ILARDI  GLEN KATZ  MARK KEMPNER  STEVEN KOENIGSBERG | ~~MICHAEL LYNCH~~  DARYL MACELLARO  JOANNE MACHALABA  BEVERLY NEMIROFF | KRISTEN NEU  BARRY SILBIGER  ~~MICHAEL STOCKNOFF~~ |

**ADMINISTRATION:** ROBERT ROSSMEISSEL, Esq.

**ARRIVED LATE**:

**LEFT EARLY**:

**ABSENT:** Dan Grant, Michael Lynch, Michael Stocknoff

Michael Ilardi, President, called the meeting to order on Wednesday, July 17, 2024 at 8:00pm

Greetings & Salute to the flag & Pledge of Allegiance- Led by Michael Ilardi

Steve Koenigsberg, Roll Call

**MOTION #1**: Motion to approve the minutes from the June 19, 2024 Board meeting.

**Motion by: Michael Ilardi, President 2nd by: Mark Kempner, Past President**

Discussion:

None

**Motion Carried**

# CORRESPONDENCE

None

**GOOD & WELFARE**

**John D.**:Would like board to investigate updating Constitution and Bylaws. The Constitution is dated and updating it will prevent POA from future litigation. Has been told we can’t update it as it was held up in court. Wants constitutional convention, advertise meeting asking community, council and board members to be here. Changing the Constitution will not ruin it. If one piece is deemed unconstitutional, the entire thing does not get thrown out.

Wants to know what happens to the good and welfare comments. Suggested a podium last time.

**Mark**: Comments go in the minutes and constitutional concerns can be brought to Legal and Bylaws. Mark suggests a podium without a mic.

**Rob/Attorney**: To make a change, recommends going to Legal & Bylaws. If there’s a specific change, start the process there. Law firm will review Constitution. Legal & Bylaws has had conversations about the law firm reading through and flagging concerns.

# PRESIDENT’S REPORT: Michael Ilardi, President

Thank you to our maintenance. Mike read a letter from Ryan announcing his resignation. Ryan thanks the board and coworkers for their support and kindness. We are looking to fill the position and asking for any recommendations. Joanne asks the board to be patient with financial reporting and management.

# TREASURER’S REPORT: Joanne Machalaba, Treasurer

# Through July, POA spent 46% of the budget, $993K. 94% of dues collected. Keeping an eye on areas of overspending. Committee Chairs to do the same.

# Country Club net income is $442 vs $422 last year.  Camp income is down $368 vs $403K last year. Expenses down $20K so far with expectation these will be managed to hit the $25K goal.  Bar & Rental net income up, $103K vs $81K, mostly from Rentals up $50K. House Activities up, $12K vs. $3K.

# LEGAL COUNSEL’S REPORT

Discussion:

# None

# COMMITTEE REPORTS

**HAC –** Movie Night Series - Will hold on asking someone to sell water bottles. If water bottles are left over from Festival Days, the bar can continue to sell them at the bar. Did HAC secure proper licensing for movies? Attorneys will look into this. Movie Night Series is free for members.

**Lake & Lake Reclamation–** Have been testing the lake with handheld testers. Did a full water sample last week. Levels for HAB are very low. We are not in danger of anything like last year. Overall, health of lake is good.

**OLD BUSINESS**

**NEW BUSINESS**

**MOTION #2:** Motion to purchase the licensing & hosting of QuickBooks Desktop Premier 2024 version for two users from Summit hosting at an annual cost of $1,620. Money to come from Country Club line #5048.

**Motion By: Roger Crook, 1st Vice President 2nd by: Pat Degnan, Director**

**Discussion:**

Annual contract but can exit with 30 days notice. Previous company is discontinuing their version of it. Online version has some deficits. This replaces what we currently have. Same software, just newest version.

**Motion Carried**

**MOTION #3:** Motion: Hired Jimmy Concrete for the preschool bathrooms. Original motion dated July 19, 2023 shows spending up to $85,000. Cost went $6,640 over original motion for additional work. Money to come from Country Club.

**Motion By: Michael Ilardi, President 2nd by: Steve Koenigsberg, Director**

**Discussion:**

The overage is for additional work, added windows, door, changed flooring, had to do different structure system, heating, duct work. The original contract was $75,000 and the motion was for $85,000. In the future, can we have someone find these things before the project starts? Some of it was added on and some of it was found. There is a crack on the floor at the Preschool. Crack should be considered for repair.

**Motion Carried**

**Application of household membership (4) pre-approved.** #2 and #4 are using the new option that was passed at last month’s meeting.

**BAR & RENTAL FYI:** Purchased T-shirts for the staff from DMC Promotions for festival weekend at a cost of $574.76. Money to come from Country Club line #5565.

**BAR & RENTAL FYI:** Purchased T-shirts to sell in the Gold Bar from DMC Promotions at a cost of $1,497.64. Money to come from Country Club line #5565.

**MOTION #4:** Motion to purchase three routed & painted signs for the Clubhouse from DMC Promotions at a cost up to $3,200 (includes tax). Money to come from Country Club.

**Motion By: Michael Ilardi, President 2nd by: Kristen Neu, Director**

**Discussion:** There is a $500 create/packing and trucking fee, but Mike volunteered to go get it to save some of the $500. Why wasn’t Civic Affairs included in this purchase? This is a House Operations sign because it is replacing the current sign.

**Motion Carried**

**MOTION #5:** Motion to hire Jacques Exclusive Caterers for New Year’s Eve at a cost of $2,702.94. Cost to be covered by ticket price based on the sale of 80 tickets. Money to come from Country Club ticket sales. Cost subject to change based on ticket sales.

**Motion By: Kristen Neu, Director 2nd by: Pat Degnan, Director**

**Discussion:**

NYE is on a Tuesday. Show of hands to approve an exception to sell guests and members tickets at the same time.

**Motion Carried**

**GOOD AND WELFARE:**

**Lauren Bianchi, 10 S Brookside Dr.:** Suggests making SOPS for all personnel and update annually. Joanne – Where are documents stored? What is the process to retain documents? We should start to button up through a simple policy.

**Barry Mendelsohn, 53 Oakland Ave:** It is nominating time, would like board members to ask community members to apply for board seats.

**ADJOURN AT 8:50 pm**

**Motion by: Michael Ilardi, President 2nd by: Scot Desort, Director**

Next Board Meeting is Wednesday, August 21, 2024

Written & Submitted by: Alyssa DeNora

Approved by: Michael Ilardi, President