



## Minutes

### Amston Lake Association – November 10<sup>th</sup>, 2020 Monthly Meeting

Attendees: John Matra, Charlene and Steve Reagan, Donna Payne, Elaine Williams, J.D. Wilcox

- Call to order @ 6:32pm.
- Approval of the Minutes from last meeting: Charlene motioned, Donna 2<sup>nd</sup>. All in favor!
- President's Report
  - Member who wanted a refund of dues: John explained that we thought it was a donation, they accused of poor transparency. Refund check was issued, has yet been cashed (10+ days).
  - Parking at the clubhouse: seem to be cars parking overnight. Seems to be a neighbor (overflow when needed). Liability issue? Perhaps post signs "Parking is for Clubhouse activities only." Perhaps something stating No Overnight Parking, perhaps subject to towing at owner's expense. Liability concern is slip in fall in winter when lot is a sheet of ice. John to call Tom Lobo (our insurance agent) to get advice on liability and how to safeguard
  - Snowplowing: JC Sealcoat \$60 - \$70 to plow anything over 4"/ if ice removal and sanding will be \$100 per service. John to ask Tom Lobo / insurance agent if we need to plow during winter for building access
  - Budget: ceiling repairs has been in the budget for 2 years now. We had been budgeting \$5,000: do we move forward or wait due to 2020 Dues Holiday? Cost approx. \$8K to maintain the Clubhouse, plus another \$2K for insurance, etc. We

will revisit in Spring to see if winter brings any additional leaks or issues contributing to the existing damage.

- Food Trucks: seems to make more sense for fundraising, but also reducing stress on the volunteers. John would like to propose 3 food trucks for next year. We need to start booking in February. Maybe Greek-It-Out, BBQ, a Pizza Truck, or a LobsterFest/Cousin's Lobster roll truck. Members can place orders/pay on our new website! Maybe during Movie Night, maybe Bingo on the Beach night, etc. Also idea of Donuts & Coffee trucks
- Hoping to keep traditions of Lake Day and other events post-COVID in 2021!
- New Year's Eve: bon fire can still be held despite COVID! But not sure if this will be held or not this year...TBD.

- Treasurer's Report

- Beginning balance was \$14,544.24, and Ending balance was \$12,219.15. Expenses \$2,380.95 (mainly sewer tax & insurance). Income was \$55.86. Propane also purchased for \$41.11. Saving balance: \$3,733.54
- Question from Steve: do we budget anything for capital improvements? No, but we should start doing that. This was one of the recommendations from Anita. We need to have someone to do an assessment of the clubhouse to look at upcoming repairs & maintenance needs, to help us budget/prioritize. We need to develop a capital improvement fund for known upcoming repairs. Examples: overgrown trees that could fall, new roof, gutters, rotted wood/painting, etc.
- NOTE: our fiscal year with align with our calendar year for simplicity. We should restate a budget in January, so we are aligned for what we are filing for taxes. John to send

what we submitted for last budget so we can review – and adjust for calendar/fiscal year change.

- Committee Reports
  - Fundraising/Merchandising: Elaine’s granddaughter Trinity has some ideas on new designs. Elaine to get more details.
  - Elaine had an idea for an Amston Lake Christmas Ornament idea for 2021/22
  - John wants to do big ideas for our 80<sup>th</sup> Anniversary! Should be a consistent theme throughout the 80<sup>th</sup> year celebration.
  
- Social:
  - Christmas: Fire Department will advise if they are doing it, and if so, ALA will work on cider and donuts. Still not sure yet...
  - Other:
    - Nick has a Clubhouse Rental for Christmas Day
    - Donna suggested a March meeting to start discussing what we need to load onto the new website Calendar for the upcoming year.
    - Need Fall clean-up for Clubhouse. Also, we may need to winterize the clubhouse (water/toilet/pipe coil to prevent freezing of pipes)
    - John has looked around the Clubhouse – there does not appear to be any rodents or issues since Marty make some repairs.
  
- Not sure if there is a December meeting? No, we will handle any needed business communication/correspondence by email.
  
- John to work on bylaws in the off-season. One item will be who is responsible for managing Clubhouse. For example: do we need a formal Club House Manager?

- If new COVID laws change between now and our next meeting in March, John will post to the website.
- Adjourn meeting at 7:33 pm. Motioned by Donna, 2<sup>nd</sup> by Elaine.
- Next Meeting: 2<sup>nd</sup> Tuesday in March 2021!

Respectfully submitted,

J.D. Wilcox  
ALA Secretary