

BOARD OF DIRECTORS MEETING---NUMBER 444
MONDAY, May 3, 2021 AT 4:30 P.M. VIA THE ZOOM APP

NOTICE: THE NEXT REGULAR MEETING OF THE BOARD OF DIRECTORS WILL TAKE PLACE ON MONDAY, JUNE 7, 2021 AT 4:30 P.M. VIA THE ZOOM APP

This meeting was opened at 4:32 P.M. by **President Daniel Aharoni**. In attendance were Directors **James Carforo, Gerry Giliberti, Ken Neary, Paula Miano, Edith Holmer, George Lombardi, Fred Kleinsteuber, Stuart Close, Michael Waltz, Jon Tarbet & Secretary Gary Grille**. Advisors **Marian Diange, Kurt Miller** and approximately 25 members were also in attendance.

--**Motion** by **Ken Neary** to accept the minutes from the previous regular Board of Directors meeting on April 5, 2021 as written was seconded by **Paula Miano** and passed unanimously.

--**Edith Holmer** went over the financials showing a balance of \$374,713.22 in all checking and savings accounts. She discussed the accounts which have liens placed against them for non-payment of maintenance fees, that Lion Head Association has paid for their share of the December 2020 dredging charges and that marina income was currently \$149,000.00 for 2021.

--**Daniel Aharoni** spoke of budgeting for the future and the detailed report and projections created by Director **Stuart Close**. Highlights included: the \$60,000.00 yearly amount currently paid towards the loan secured for the bulkhead repair will continue to be put aside in a reserve fund for future area repairs, improvements or catastrophic events; a provision was included stating that the \$60,000.00 sum to be put aside yearly may be waived in the event of a major catastrophic event. There were two **Motions proposed** by Daniel:

--to increase the yearly maintenance fee by 10% to \$330.00 for the next five years commencing with 2022.

--to increase Marina fees as follows: member boat fees from \$45.00 per foot to \$50.00 per foot; increase sponsored boater fees from \$80.00 per foot to \$100.00 per foot; increase rack space fee from \$65.00 to \$80.00 per space.

--Both **Motions** were seconded by **Edith Holmer** and passed unanimously.

--Daniel also reported that Director **Len Czajka** has resigned from his position. He made a **Motion** to accept his resignation as Director and appoint him as an Advisor to the Board which was seconded by **Paula Miano** and passed unanimously.

--Daniel then made a **Motion** to move Advisor Kurt Miller to the recently vacated Director position. It was seconded by **George Lombardi** and passed unanimously.

--Daniel reiterated the need for beach lifeguards and a lifeguard captain and suggested a MailChimp email and a posting in the Nextdoor Clearwater app to express that need.

--**Dock Master Ken Neary** reported that the boating part of the Marina is full with a waiting list. He also reported a new 18 space rack was recently built and we are in the process of taking applications and filling it up.

--**James Carforo** reported he will work on the double-sided "Rules" sign for the Reservation entry. He also spoke of changing the portable toilets to the solar version which is a step down from what we had last year but only because the new ones will be solar, not electric, which there is no electric to anyway.

--**George Lombardi** will meet with Sun Country Landscapes to discuss the design and installation of a fence at the end of the other CBPOA access path (between 271 & 273 Kings Point Rd) which features a steep drop-off at the end.

--**Daniel Aharoni** opened a topic of discussion pertaining to a proposal offered by the East Hampton Trustees for possible dredging of the sandbar inside Hog Creek. Engineering costs to get the permits and draw up a plan for the project were discussed. Actual dredging costs would presumably be covered by the Town and/or Suffolk County. Lion Head Association would also be involved. **George Lombardi, Ken Neary and Dan** will meet with Engineer Drew Bennett, LHBA and the Trustees to discuss the possibility, the process and the cost to the Associations to begin the project.

--**Stuart Close** discussed the recent meeting with Gary Grille and Civil Engineer Drew Bennett to come up with solutions to the water run-off problem at the CBPOA beach access path between 233 & 235 Kings Point Road. Stuart outlined Drew's six possible solutions and suggested a meeting with Melissa Winslow, who is the Senior Environmental Analyst for the East Hampton Town Natural Resources Department for suggestions to remediate the water run-off problem, provide a solution and to possibly help with obtaining funding from the East Hampton Town Community Preservation Fund.

--**Fred Kleinsteuber** reported the playground will now be installed on May 10th. Sun Country will excavate the area and back-fill with six inches of sand until the playground is installed. Afterwards, they will add a top dressing of three additional inches of sand. Work on Bocce court is progressing, and the hope is that it will be completed soon. Fred would like to purchase a scoreboard for the Bocce court at a cost of \$240. **Stuart Close** reported the same scoreboard was \$37.00 cheaper on Amazon although it came without a measuring tape. Fred suggested that when the East security camera is swapped to the "swivel & follow" type, the existing fixed camera can be placed to cover the Bocce court.

--**Paula Miano** reported Stuart Thomas has moved all the benches and picnic tables from their stored area to where they belong.

--**Gerry Giliberti** reported the deadline for newsletter items, Directors' articles and all information pertinent to the upcoming Annual Meeting of Members, be submitted to him by June 12, 2021.

--**Michael Waltz** reported on the new signage to be installed at the four entrances of Clearwater Beach. He asked for the Association logo which Dan Aharoni provided. Michael will okay the final proofs with the printing company.

--**Secretary Gary Grille** reported there are 725 paid members as of 5/6/21 which is up from 648 at the same time last year. He also related a special request for the picnic area use in August and will send the pertinent information to the Board members for their input. Gary will put out a mail chimp email to advertise for lifeguards/lifeguard captain and to solicit interest for a rack on the east beach for sunfish and other small sailboats.

--Input from the Community included the purchase/installation of a wheelchair mat for the beach and/or a beach wheelchair.

--**Motion** by **Ken Neary** to adjourn the meeting at 7:21 P.M. was seconded by **Paula Miano** and passed unanimously.

Respectfully submitted,

Gary M. Grille

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