



# Cedarhurst Association Inc.

67 Mohawk Trail \* Sandy Hook CT \* 06482

## October 25, 2022 Board Meeting Minutes

### **Call to Order**

President Denis Guay called the meeting to order at 7:00 PM.

### **Attendance**

Board Members: Denis Guay, Timm Lockhart, Jesse Paine, Chris Pace, Matt Dickie, Jackie Poplaski, Carol Rowe, Jeff Schult

Association Members: Wendy Brant

### **Minutes Approval**

Denis Guay moved to accept the minutes for the July, 26th 2022 board meeting. The motion was seconded by Chris Pace and approved by the board.

### **Treasurer's Report:**

Opening Balance on 9/1/22:	\$37,774.10
Balance on 10/25/22:	\$36,237.96

The Treasurer's Report was distributed to all present. Suggestions were made to earmark funds for specific associations project specific expenses such as the docks, addressing concerns raised at the annual members meeting. President Denis Guay determined this is to be explored by the finance committee.

Chris Pace moved to accept the report. The motion was seconded by Matt Dickie and approved by the board.

**Water Committee Update:**

Jackie Popolaski reported the water shutdown is scheduled for November 14th and an email had been circulated notifying all users, with no additional news.

Jesse Paine moved to accept the report. The motion was seconded by Chris Pace and approved by the board.

**Docks and Beach Update:**

Matt Dickie informed the board the docks had been successfully removed for the season with no injuries. Special thanks was given to Tim Gibbons for pick up of the forklift, saving the association a delivery charge. Additionally, the board was informed the docks in date has been scheduled for April 29th with beach clean up scheduled for the following day.

Chris Pace moved to accept the report. The motion was seconded by Denis Guay and approved by the board.

**Communications and Site Update:**

Jeff Schult stated to the board the association site is currently two years old and infrequently used, with social media performing most of the roles it was originally intended for. As such, no updates are needed at at this time.

Chris Pace moved to accept the report. The motion was seconded by Matt Dickie and approved by the board.

**Old Business**

**Road Repairs:**

Jackie Poplaski read aloud an email from Tony D'Angelo informing the board that the road repairs had been completed successfully with no water drainage issues.

**VP Nomination:**

Chris Pace then nominated Wendy Brant to fill the empty position of Vice President. Carole Rowe seconded the nomination and the board voted unanimously to accept.

**New Business**

**Materials for realtors/owners:**

It was noted there have been cases of confusion for realtors and new residents around the details of late membership entry, mailbox use, water use, and other matters. It was agreed the rules and by-laws committee will look into updating the membership guide to address this.

## **Committees**

After discussion, the following committees were formed to serve for the current year.

### **Finance Committee:**

Timm Lockhart, Denise Wiley, Bruce Lafky, Maryann Jacob, Jackie Poplaski, Jim Brant

### **Water Committee:**

Jackie Poplaski, Denis Guay, Carol Rowe

### **Beach and Docks Committee:**

Matt Dickie, Tim Gibbons

### **Social Committee:**

Carol Rowe, Wendy Brant, Sue Jayne, Tony D'Angelo, Chris Pace, Sandy Guay

### **Garden Committee:**

Mike Wiley, Chris Pace, Tony D'Angelo, Anne Renner

### **By-laws and Rules Committee:**

Jackie Poplaski, Tony D'Angelo, Carol Rowe, Denis Guay, Wendy Brant

### **Projects Committee:**

Matt Dickie, Chris Pace, Bruce Lafky

### **Website and Communications Committee:**

Jeff Schult

### **Roads Committee:**

Tony D'Angelo

### **Nominating Committee:**

TBD

Denis Guay then moved to adjourn the meeting. The motion was seconded by Carol Rowe and approved by the board.

*Minutes respectfully submitted:*

*Jesse Paine, Secretary*