

A Board of Directors Meeting Minutes, August 16, 2021

Attendees: Board members Carol McEntee, Liz Forshay, Bill Weeks and Terry Jones, Belle Terre.

1. The scheduled staining for this year will not begin until after Labor Day.
 - A. Terry will talk with the company to ask about the quality of the stain.
 - B. Notify owners of the staining schedule frequency.
 - C. Update re-roofing replacement projections.
2. Bill Weeks volunteered for the Generator Study Committee. Bill Badgley has been researching it some on his own, and Bill Weeks will discuss it with him.
 - A. WCB is also working to develop a plan for generators.
 - B. Terry will check to confirm the new code for the distance that generators must be placed from the buildings.
 - C. Once we have all the information, as the Board, we will develop guidelines.
 - D. A by-law change will need to be instituted.
3. Electric car charge stations.
 - A. The Board and Terry will walk the property to be sure there is enough room for each unit to have a post with underground wires relatively near to the units.
 - B. Plan regarding signage for overflow/additional parking areas.
 - C. Develop guidelines for charging stations.
4. The Board authorized Terry to ask attorney Robert Ducharme to be our consulting attorney and to discuss where we are with updating our Bylaws.
5. Doorbells are permitted (but there is a question about attaching a camera).
6. Parking
 - A. Consequence when people are given tickets by security for parking violations.
 - B. Concern about people parking illegally around the island on Bay Tree.
 - C. Carol will write a notice to be sent out to owners to ask that security be called if it is noticed that cars are parked illegally and to ask owners to let construction workers park in owner spots when working on condos. This should help reduce illegally parked vehicles and help reduce congestion in tight areas.
7. Remind owners that what is stored outside the condos is limited for safety reasons, and decks must be cleared over the winter so that they can be shoveled, if snow needs to be removed.
8. With respect to College Overlook
 - A. Terry will try to coordinate the road work so that it follows the tree removals.
 - B. Investigate stump removals.

Respectfully submitted,

Carol McEntee, President