

**MINUTES OF THE LONG COVE POINT ASSOCIATION
BOARD OF DIRECTORS MEETING**

June 17, 2023

1. The meeting was called to order at 10:00 am by John Mulcahy, Chairperson and President. Present, in addition to John, were Board Members Mark Jones Treasurer), Amy Rolfe, Bonnie Potter, Marcia Kagan, Claire Mocariski, Carol Kirby, Katherine Bullis McCutcheon and Melissa Norton.

2. APPROVAL OF MINUTES

The minutes for the February 22 2023 Board of Directors Meeting were approved.

3. TREASURER'S REPORT

Mark Jones, Treasurer, reported that the cash reserves are down a bit from the previous year, due to the cost of replacing the windows in 2022 and the increased cost of insurance (up about 15%). The balance is close to \$30,000.00. Mark Jones plans to shop around for a better insurance price. He feels, on the whole, that the finances are in good shape and can withstand the upcoming expenses of the season, including tennis court maintenance (planned for this September).

Mark Jones was commended for his exemplary work as Treasurer, as he is stepping down at the end of his term this summer. Doug Dowling, who is a CPA, is his prospective replacement.

The Treasurer's Report was approved.

4. MEMBERSHIP

Claire Mocariski reported that there are 21 new members this year.

Two sets of Golden Parachute members paid their dues, which the Board agreed would be applied to the purchase of a new picnic table.

John Mulcahy suggested that sponsors of new members should know their prospective members so that they share the "spirit" of the organization per the LCPA Bylaws. There was a discussion of capping membership, but there was general consensus that the time has not come, as there has been no problem with maxing out on events or the tennis court.

5. HOUSE COMMITTEE

Amy Rolfe thanked those who helped clean the windows and put up the screens. She was very pleased with the turnout. She reported that she has worked on power washing the porch. She has set up the window boxes and suggested that she was open to help maintaining the flowers. She reported that she and her daughters plan to paint lupine on the porch benches.

Amy reported that the interior was pre-cleaned before Yoga started. Marcia Kagan stated that there was no need for special pre-cleaning for yoga. Amy reported that pre-cleaning costs \$30.00/hours for 3 hours. Amy reported that she gave the kitchen and storage room a deep clean.

Amy reported on pest control. She re-set mouse traps and sprayed for carpenter ants. There was discussion about the tick issue. Tick Doctors costs \$700.00 per season. Amy recommended spraying with Ortho Home Defense, which is no danger to animals and requires one application per season at a cost of about \$28.00. Last year, the club hired Nervous Ticks for a few months but did not continue that service. The board voted to use Ortho Home Defense.

The board voted to go forward with purchasing a picnic table made of composite material.

Amy R. will look into the possibility of a bocce court in the old horse shoe area.

There was discussion about fixing the supports under the porch and main building. Amy R. has one estimate of \$7500.00 just to replace one beam and a recommendation from the contractor to replace all the supports for \$225,000.00. John Mulcahy reported that Bill Wallace will lead a subcommittee to look into this issue. Apparently, there is no immediate risk to the integrity of the building. The goal is to have an Action Plan by the end of the summer.

There was general consensus that the supports would need to be repaired before undertaking the job of refinishing the clubhouse floor. There is currently an estimate of \$7500.00 to refinish the floor. A big part of the high cost is refinishing under the benches around the periphery of the floor.

Amy R. reported on the driveway gully repair project. She has an estimate of \$500.00 to fill the gully with gravel or crushed stone. Amy R. also said that she could get 3 cubic yards of gravel delivered at a cost of \$25-\$30.00 per yard and we could spread it ourselves. There was a general discussion about this project. There was general consensus that gravel was preferable over crushed stone. A concern was raised about water running off into the

tennis court. Bonnie Potter offered the use of her roller. She will check with her driveway contractor on doing the work. Also O.W. Holmes and Dick Smith Excavators were suggested. A vote recommended carrying on with looking into this project.

6. SOCIAL COMMITTEE

The Grams have stepped down as Social Co-Chairs. Currently, they have not yet been replaced. Concerns were raised that social committee members are not stepping up. John Mulcahy stated that board members will be assigned to chair events.

There was a brief discussion about some of the new events planned for this year, including Bivalves and Bubbly, Stories and Sweets and Coffee and Chatter. John Mulcahy raised the question of whether we have too many events planned for this year.

7. TENNIS (Beau Villecco, Chair)

Beau Villecco reported that several ladies' tennis groups are already formed. Tuesday Triples groups will start on Tuesdays. There will be four sessions of Live Ball, which is similar to Doubles, where players move positions. Upcoming tennis event dates are posted on the website.

The tennis pro. Georgia, plans to come 9 times this summer. She will supervise 5 Tuesday Triples and 4 Live Ball sessions. She is paid \$100.00 per session, plus \$125.00 for the Triples Tournament. Beau believes that her budget of \$1500.00 is sufficient.

The tennis report was accepted.

8. YOGA (Marcia Kagan, Chair)

Marcia Kagan reported that Yoga has begun, with 9 people participating so far. She reported that she bought some new yoga DVDs, but the regulars prefer the old version. The yoga instructor starts on July 7, 2023 and will do 8 sessions through August.

9. CAPITAL PROJECTS

Maine Track and Tennis is scheduled to fix the cracks in the tennis court after the upcoming season is over. The company indicated that no other repair is needed at this time. The estimate for this work is \$1700.00. The Board agreed that we will not add Pickleball lines to the court.

There was a discussion about adding a picnic table to the grounds. Amy Rolfe will look into picnic table options and costs. Amy will contact Dexter Polistock about taking charge of all trash removal after Club events throughout the season.

10. NOMINATING COMMITTEE (Kit Reno, Chair)

Jane Wallace agreed to join the Nominating Committee. There is a need to fill one open spot on the board. There was discussion about future open positions being filled by someone in the tennis community, as that is such a big program.

11. BRIDGE COMMITTEE (Jane Wallace, Chair)

Jane Wallace reported that around 20 people are participating in Bridge, about 15 regulars and 6-8 substitutes. Most participants are LCPA members, but some are non-members who have been “grandfathered”. She reported that many in the group continued to play over the winter at the Y. There was a discussion about adding a Beginner Table which would not require Duplicate Bridge. The Board approved the purchase of an additional card table and Bridge table coverings. John Mulcahy will contact Martha Ehrenfeld to inquire about her willingness to offer “A Taste of Bridge” again this season.

12. MISCELLANEOUS

There are 3 rentals of the clubhouse this summer, two weddings and a memorial service.

The Board decided to continue to maintain the land line telephone at a cost of about \$30.00 per month

A Zoom link will be available for future board meetings and for the planned Annual Membership meeting which has been set for July 15. John Mulcahy provided a Hot Spot for wifi service for today’s meeting and Mark Jones and Carol Kirby successfully participated by Zoom.

There was a discussion about the use of name tags for events. The board voted to provide name tag stickers.

There was a discussion about the need for more volunteer support. John Mulcahy stated that it would be helpful for someone to coordinate volunteers.

The Meeting was adjourned at 10:50 am.

Melissa Norton, Secretary