



## **PWEA MEETING MINUTES**

**August 10, 2022**

**Location: Zoom meeting**

### Board Members In Attendance

- Gavin Pike
- Jeff Oring
- Angela Ferrante (recording)
- Amelia Amon
- Chris Passavia
- Irene Racanelli
- AJ Reisman
- Josh Spitalnik

### Board Members Not in Attendance

N/A

### Approval of Minutes

Approval of 7/6/22 meeting minutes. Approved by email vote.

### Playground Committee Report

- Jo Ellen Soffler and Randy Udell – both live on Terrace Drive. They both have young children and enjoy the beach.
- Presentation was previously circulated.
- Wood Kingdom was the front runner. Reputable and local. Other suppliers were investigated with higher prices and lesser reputations.
- The prices proposed for the different options (ranging from about \$25,000 to about \$40,000 plus tax) include installation, but removal will depend of footings and how deep they are.
- Sand base is fine. Spongy bottom is an option, but sand will do.
- Location would be where the existing playground is, and the swing set would be where the old swing sets were.
- The length of the warranty will be confirmed.
- Josh checked with the insurance carrier and we would not have a problem. With the replacement.
- The board thanked the committee for all of their hard work.
- A question was raised that due to the cost, we might want to propose the expenditure to the community at the annual board meeting, while a counter-argument was raised that the Board



has the authority to vote on the matter and nothing in the bylaws prevents such the Board voting. The matter was tabled to be discussed at the next meeting following the staking out of the proposed playground area.

### **President's Update**

- It is routine for us to place liens when people don't pay their dues. We are routinely asked (by attorneys for both buyers and sellers) to provide confirmation that members selling their homes are in "Good Standing".
- In a number of instances (since dues became mandatory), we have had to place a lien on the house to ensure PWEA collects unpaid dues.
- Ruth, our Security USA guard was absent last weekend. It seems likely that she will be laid off, and a new guard provided.
- We hope to have someone by this weekend.

### **Beach Report**

- Albertson's has been moved the electric box to a safe spot.
- They are also handling the update of the timer and will propose options for walkway lighting.
- Will be removing the full walkway and replacement project from the upgrade list previously discussed. Instead, we will try to refresh the boards by shoring them.
- Chris continues to investigate gate access improvement options. If we had a good option, even if costly, we could potentially pay for it by not needing the guards.
- This all ties to our efforts to further automate upkeep of the beach and reducing board member responsibilities as well as costs.

### **Treasurer's Report**

Expenses, as of now, are projected to be about \$73K (end of fiscal year ends in September). Accordingly, this year we will have about \$17-\$24K in resulting liquidity after payment of these yearly payment obligations.

Approximately 91% of members are in good standing and we are aggressively pursuing collections from those that remain delinquent.

We need to be mindful when thinking about expenditures of how we can better serve the entire community and not just the beach.

### **Ideas:**

- Beautification of traffic triangle
- Signage notating PWEA (though it's been proposed in the past and it was very expensive and difficult to achieve)



### **Collections Initiative**

- Josh has continued to move this forward.
- We will continue to take firm action and are prepared to refer households in arrears to a collections agency.

### **Beach Reservations**

- Josh has proposed a new form.
- New form was unanimously approved.

### **Board Communications**

- If of any length, board conversations need to be in person not by email.

### **Consideration of beach regulations language**

- A motion was made to strike the below noted language:

The SOUTH FLOAT is for ~~exclusive~~ use of dinghies at extra cost (please see the Kayak and Dinghy Dock guidelines section of our website). Improperly stored boats may be removed. Swimming is NOT permitted off this or any float, or within the boundaries of PWEA's property.

- Motion unanimously approved

### **Preparing for the Annual Meeting**

- Will be by zoom
- 9/20 will be the AGM
- 9/7 will be the AGM prep date



*The meeting was adjourned at 9:27*