

AuSable Acres Property Owners' Associatio

P.O. Box 8, AuSable Forks, New York 12921

www.AuSableAcres.org

GENERAL MEMBERSHIP MEETING MINUTES

October 26, 2013

The General Membership Meeting of the AAPOA was called to order at 10:10 AM, President Rosemary Barry presiding. Other Board members in attendance were: Loyd Brewer, Pete DeFina, Tim Mainzer, Jim Phelps, Phil Dooley, Paul Longenderfer, and Joe DeMarco. Pat Levine was absent.

There were 15 Association members in attendance

After a reading of the minutes from the July 6, 2013 General Membership Meeting, a motion to accept those minutes was made, seconded, and unanimously approved.

TREASURER'S REPORT AND PROPOSED 2012 BUDGET- Tim Mainzer

1. A current financial report was distributed to the members. Tim asked if there were any questions regarding it. There were none.
2. Tim distributed and reviewed a proposed budget for 2014. He explained that there was one revision to the proposed budget. Printing cost should read \$2,500 not \$500. The total proposed budget is therefore \$12,545. A motion was made, seconded and unanimously approved to adopt the proposed budget, as amended.
3. Rosemary added that in addition to the basic dues of \$55/\$25 we also got additional money in the following categories: \$400 recreation, \$375 Legal fund, \$750 tennis, \$1,445 general fund.
4. She also stated that in order to keep the tennis court properly maintained we should expect to need to resurface the court about every 5 years at a cost of about \$5,000.

MEMBERSHIP REPORT- PETE DEFINA

1. Pete stated that we have a total of 308 members at this point. That's roughly the same as last year (301 members)
2. About 45% of those owning houses and/or vacant property within the Acres are currently members of the AAPOA—55% of home owners and 30% of vacant lot owners.
3. Pete also reported that each year we seem to lose around 40+ members from the previous year and get about the same number of new members who either had never joined before or had not been members the previous year. We are trying to take steps to lessen this type of turnover.

ARCHITECTUAL REVIEW COMMITTEE- Joe DeMarco

1. Joe stated that we had 17 permitted projects this year: 4 new homes, 3 new garages, 2 garage shed, 3 sheds, 4 additions, and 1 driveway extension.

Trails Committee- Paul Longenderfer

Paul reported that the fall trail day earlier this month was very successful. He named and thanked all of the volunteers. They worked mainly on the silver trail around the lake. They cleared the trail and built and installed 7 bog bridges over wet areas on that trail.

The next trail day will be in May of 2014.

Roadside Clean up- Rosemary Barry

Eight of volunteers met and cleaned part of AuSable Drive. The next clean-up will be around Memorial Day 2014.

Bocce Ball court- Joe DeMarco

Joe reported that the bocce ball court is finished except for a final top layer that will be placed on the court in the spring.

OLD BUSINESS

1. Rosemary reported that the July 4th events were great. Over 130 people attended the picnic; there were games for kids, a canoe race with prizes and terrific fireworks that night. She thanked Chris Garrow for his advice and assisting in supplying needed lights from the Town of Jay.
2. Rosemary explained that Charter Communication is moving ahead with its commitment to place cable services in the Acres. It should be up and running by this time next year. They are currently waiting for additional installation licenses, and grant money from the State of NY. They have paid for a full page article in the next newsletter to inform people of this progress and to offer those with underground service the option of free installation with no commitment to accept cable service. If they have to install underground cable at any point after this offer there will be an installation fee.
3. Paul stated that the newsletter will be coming out within the next several weeks. We are going to include on next years' membership form and option of receiving the newsletter via email. This will save substantially on the cost of mailing.

NEW BUSINESS

1. Election: Rosemary announced the 3 people are up for election in July—Pat Levine, Loyd Brewer, and Rosemary Barry. Any interested people can contact her for more information about running for one of those positions.
2. Paul updated people on changes to the new website and encouraged people to access the site. We now have a calendar of events posted on the site, a newsletter archive component, and a list of all of the committees. People can also choose to be notified by email when new posts appear on the blog.
3. Pete gave an updated report on the proposed pavilion stating that:
 - a. It will be 26' X 28' with an 8' enclosed shed area in the back of the pavilion
 - b. The cost will be between \$15 and \$20 thousand to construct
 - c. We are in the final stages of developing a fund-raising plan. It will include an installed plaque with the names of all donors and engraved paver bricks for certain levels of donations.
 - d. The construction will most likely start with the cement foundation/floor being poured next year and the actual construction of the pavilion occurring the following year- 2015.
 - e. We currently are almost 1/3 of the way to having raised the necessary money—2 donations of \$4,000 and \$1,000 and \$1,500 from money that the Board had previously approved for an AAPOA storage shed which will now being incorporated into the pavilion.
4. Rosemary reminded people that there will again be a holiday decoration contest with prizes for the best 3 decorated homes.

Other

1. The next roadside clean up will be on 5/24/14
2. Rosemary introduced Chris Garrow to speak about several road issues. He stated that:
 - a. There is no strict schedule assigned to road work within the Acres
 - b. Over the past several years 3 major storms have really affected the highway road budget-- with hurricane Irene causing \$3.5 million in damage
 - c. If he received a letter from the board asking for additional speed signs, and to address safety issues on AuSable Drive he would move forward with such projects.
 - d. He can ask the police to set up radar speed signs to try to slow drivers down.
 - e. There is still a plan to re-pave the second part of AuSable Drive. It costs about \$4,500 just to line the full length of AuSable Drive.
 - f. It was suggested by a member that he consider placing boulders at the end of Forest Lane in order to stop 4 wheelers from entering the "Red" trail.
3. There was a question from the floor regarding the property owner who essentially clear cut his property on Oak Hollow. It was explained that the owner was issued a permit to build a garage. But, it appeared that he cut down trees well beyond what was necessary. The set back of 25' was discussed as well as the 50' property buffer zone. A motion was made, seconded, and unanimously approved for the Board to contact the owner and find out what his intentions are and to inform him of possible violation of the C and R's.

ADJOURNMENT

There being no further discussion, a motion was made, seconded and unanimous approved to adjourn the meeting at 11:04 AM

Respectfully submitted,

Pete DeFina