

VAIL'S GROVE COOPERATIVE, INC.

BOARD MEETING

April 16, 2024

CALL TO ORDER: PLEDGE OF ALLEGIANCE

The meeting was called to order at 8:20 pm.

ATTENDANCE:

Present: Mr. Duffy, Mr. Early, Mr. Janecek, Mr. LaRocca, Mr. McGuinness, Ms. Myers, Ms. Mytych, Ms. Rubini, Ms. Salerno and Mr. Vincent. Absent: Ms. Broderick and Ms. Olimpieri

ACCEPTANCE OF MINUTES:

Ms. Myers made a motion to accept the minutes of the March 2024 minutes: Mr. Vincent seconded. Ms. Rubini abstained. All others in favor.

COMMENTS AND CONCERNS OF STOCKHOLDERS:

Mr. James Collins asked when the roads will be fixed. Mr. Early said he is waiting for price quotes for this job.

COMMUNICATIONS NOT INCLUDED IN REPORTS:

Ms. Sharon Madden read a report from the Composting group about composting. There was Board discussion about this. Ms. Madden suggested that property at the North End could be a good place to use. This group held an interest meeting and they have heard from about 20 neighbors who were interested in the ideas, and people want to hear more about this. With many different concerns it became clear that doing a composting project for the community at little or no cost to anyone was a much more salient idea. The group began to imagine a composting project on some of our community land that would be available to anyone who was interested in participating. There is land at the far north end, very removed from any homes, as possible locations. Helen Vail, Mike Early, Miranda Smith and Sharon Madden

Mr. Early discussed his experience with composting and thought the area at the North End is a good suggested area. Important issues: Permission from the Board is #1, the price and picture of the composting unit will be available at next meeting.

Board members discussed and asked questions about the type of wire that would keep any rodents out of the composting unit. Mr. Early said there are steel barrel types that could be used, which are bear proof and rat proof. Mr. Early stated that there would not be an odor from this unit. The lid latches would keep animals out. Mr. Early suggested that we have a company come into do the pickup. The fee would be split between the group who is suggesting this as a donation. Ms. Salerno requested more definitive info at the next meeting for a vote.

COMMITTEE REPORTS

TREASURER: ELLEN MYTYCH

Ms. Mytych reported that Year to Date budget is in a good place. Income is at 48%.

BUILDINGS & GROUNDS: MICHAEL EARLY

- New roof & gutters completed on Pavilion.
- Docks scheduled to be put into the water Sunday April 21.
- New swim dock / pontoon platform is coming along. Thank you, Petr.
- Suggest three "SLOW NO WAKE" Buoys be installed at edge of ropes at VG beach.
Cost approximately \$350 each
- John Dillon excavated and repaired storm drain on Hilltop. Cover was made from wood. It rotted, caused restrictions, which backed up and washed-out John Kuczmierowki's yard. Concrete lid with access installed. John Kuzmerowski would like his yard cleaned up of gravel. Holes filled in with soil and sections reseeded.
- Carol Terilli / 20 Orchard Rd. requesting compensation for curtain drain installed by Butler. One of the sources of water on Orchard; flow / freeze on Polye. VG had Butler install metal trench drain between road and Terilli driveway. Both works to mitigate water from reaching Orchard. Butler billed Terilli \$1,800 for curtain drain & VG \$5K for trench drain system. The Grove will not be paying for the work Tim Butler did on her driveway.
- Water run off issue on Terrace. Petr is working to try and divert water into storm drains. Could potentially need additional storm drainage extensions to remediate issue.
- At the last meeting it was discussed that we would plant arborvitae to keep cars off the grass across from the McCarthy's. Ms. Salerno had a conversation with Ed McCarthy Jr and he said they would park across Vail Blvd and he suggested a split rail fence.
- Catch basin cleaning scheduled for beginning of May

PAVILION: CINDY BATTREALL

Ms. Myers made a motion to approve application from Matt Luccarelli to rent Pavilion on May 11, 2024. Mr. Vincent seconded. All in favor.

Ms. Myers made a motion to approve application from Ingris Marin to rent Pavilion on June 8, 2024. Non-Resident. Mr. Vincent seconded. All in favor.

Ms. Myers made a motion to approve application from Meghan Cassidy to rent Pavilion on June 30, 2024. Resident. Mr. Vincent seconded. All in favor.

Ms. Myers made a motion to approve application from Bianka Mejia to rent Pavilion on September 14, 2024. Non-Resident. Mr. Vincent seconded. All in favor.

ANNUAL MEETING WILL BE ON SEPTEMBER 22, 2024

MEMBERSHIP: JILL OLIMPIERI, HUGH ANDREWS, JULIANN SALERNO

Ms. Olimpieri made a motion to approve rental of Rose Sferlazza house at 17 VLSD until December 2024 by Peggy Vail. Ms. Vail has already been vetted and approved as she rented Nicholas Stevenson house previously. We have new lease, leaseback and drywell inspection. Mr. Vincent seconded. All in favor.

REAL ESTATE: THOMAS DUFFY

Mr. Duffy made a motion to approve application from Tracey Ashenfelter at 97 VLSD to remove existing deck and stairs at south side of the house and construct a larger deck with stair and ramp as per drawings. Ms. Myers seconded. Mr. LaRocca abstained. All others in favor.

Mr. Duffy asked for a letter to be send to Mr. Larry Feder at 11 Vail's Lake Shore Drive to remove the No Parking sign as there is no longer a garage and that property belongs to Vail's Grove.

TENNIS COURT: JOAN MYERS

Ms. Myers reported that 50/50 raffles will be sold at the Spaghetti Dinner to benefit the Tennis Court. There will also be future fundraising.

PUBLIC HEALTH/PUMPHOUSE: PAT MCGUINNESS

Mr. Duffy reported about a letter we received from Tyler Post at VRI regarding the banning of lead in water systems pipes installed prior to 1986. Mr. Duffy starting research in in the office closet looking for records, maps, engineering reports. Mr. Post asked if we have any photos. Mr. Duffy asked if we should have a meeting with Mr. Early and Mr. McGuinness, Tyler Post and Jim Kane. Mr. Post said we could do spot checks on each road. Another suggestion was to hire someone to take some underground photos. A meeting will be set up.

RECREATION/BEACH: J. SALERNO, S. BRODERICK, P. VINCENT, M. CASSIDY

Thanks to everyone who joined us for the Easter Egg Hunt. We had a great day and a visit from the Easter Bunny. Congrats to our Golden Egg Winners, Everett in the under 5 group, Kevin in the 6-12 category and Mackenzie in the older kids group.

Please join us on Saturday April 20th for our spaghetti dinner hosted by the Collins family. Live music. Doors open at 5pm, dinner at 6pm. All you can eat pasta, meatballs, garlic bread and salad. Gluten free options will also be available. \$5 per person, children 2 and under free. RSVPs requested no later than Monday, April 15th to either Peter, Julie, Meghan or Cindy in the

office. This will be our first Fundraiser for the Tennis Court renovations. Raffles, 50/50 and door prizes.

We are planning to hold another Bingo night soon. Stay tuned for dates and details.

As the weather gets warmer our attention turns towards the Beach and the events that will happen. We are happy to announce that we will have a new float this year and are sure everyone will enjoy it.

More to come in the next months, for now, stay safe, watch out for all the little and big kids riding bikes and walking around the streets.

TREES: JASON LAROCCA

Mr. LaRocca stated that he and Mr. Duffy looked at trees to determine which are the Groves. He will give a list to the office and letters will be sent to homeowners who need to have bad trees taken down. If homeowners do not take the trees down, the Grove will have them taken down and we will charge Stockholders.

Meeting adjourned at 9:17 pm