

## **Bromley Village Association Board Meeting**

**Tuesday, August 23, 2022**

### **Call to order 7:04PM**

Board members present: Bill Cariste, Sandy Pangburn, Skip Omasta, John Moriarty, Sandi Finley, Dana Gottsegen and Gary Fishkin

BPS representatives present: Terry Farkas, Brian Sullivan

Motion was made by Dana to approve the May 3rd Meeting Minutes , seconded by Bill, all were in favor.

### **BVA Web Site & Social Events Committee:**

- No website update – it's all good.
- The 'July 4<sup>th</sup> picnic' was a success with over 200 people in attendance. Compliments were given to the Bromley staff – they did an excellent job especially given the 'crush'. We did have a problem with RSVPs as 75 people RSVP'd per the deadline which grew to 130 people the day of the party and nearly 200 (est.) showed up. We planned on 85 given the original RSVP list. This resulted in running out of food. Several options were discussed to manage. Unfortunately, it appears to be the nature of the things. Attendance is very weather dependent. For future events, close attention should be made to the weather forecast and a decision made to add headcount. Bromley has been very reasonable on returning un-opened items. So, we should be able to manage.

### **Pool Committee:**

- Bill proposed forming a new sub-committee for the Pool and related operations. Proposal is to form a committee to work on resolving issues and making improvement proposals. Members include Finley, Beresdorfer, Burden, Lees, Konold.
- Either our pool vendor (Clear Choice Pools) or BPS is under performing and follow up discussion will continue with them regarding heaters and gas supply.
- Vacuuming continues to be an issue and requires follow up
- Lifeguard performance this year has been an issue and several comments were made that given the situation and lack of attention by the lifeguards, do we really need them. A proposal was made to Discontinue the use of Lifeguard. Motion was made by Bill and seconded by Skip. 5 board members were in favor (Skip, Bill, Dana, Gary, Sandi F) and one opposed (John). Motion carries. Follow up required by the Board with BPS to determine what work must be done by others (i.e., pool chemicals, opening/closing the pool, etc.) as well as cost savings associated with the lifeguards being removed from the SOW.

### **Rules Committee:**

- There is a re draft of Rental Rules. BVA Rules and Condo Association rules have been reviewed. It is important to note that COAs have the right to add/minimize rules as they deem fit. A team headed by volunteer Matt Tomkiel is working on the Rules addition to our by-laws that was forwarded by Jon Readnour. It includes a Board Appeal for Nuisances and a registry of renters. A discussion followed to implement fees for renters' access to services provided by BVA. Next step is to review the Readnour draft and bring it forward to the community.

### **Village signage:**

- A proposal will be made by Bill C of the color for the street signage . Posts will have to be replaced/fixed as appropriate.

### **Architectural Committee:**

- Skip stated we have received three applications since the last meeting. They Birches B Siding replacement, Arlington House Tree removal and home owners' drainage work near Spa Bucket Circle.

### **Capital Items:**

- Various scenarios are being discussed for a Clubhouse Upgrade. Roof will likely need replacement. Some financial options were discussed but it was agreed to table the discussion until project scopes are defined.
- Dana discussed the need for upgrades to heating the gym. A Mini Split unit is an option. Brian reported that a Condenser Furnace may be a better option. A suggestion was made to add a ceiling fan to the area. Again, it was agreed to wait to finalize heating requirements until the full clubhouse plan is prepared.

### **Treasurer's Report**

- Sandy Pangburn was unavailable so discussion was postponed until next meeting.

### **Mountain report**

- Pool Heater sizing is an issue with gas supply issues, continue to work with the vendor
- New roof design over the heaters is underway and will be installed before winter
- New Culvert on Ethan Allen Trail is finished and working as planned and the overrun dubbed "Sugar Creek Falls" is no more
- Ledges wall timbers are gone and area re seeded. Ledges and BPS paid for the project.

### **New Business:**

- Soccer Goals and Ball will go up in upper field
- Discussion around removing the moratorium on view tree cutting ensued and was generally agreed upon. Moriarty will issue work that the Tree Cutting Committee worked on and will work with Bill C to get it out to the community.
- Bill/John to work on Charity Letter and get I out.

Next Meeting is Oct 18.

**Meeting adjourned at 8:38PM.** Motion by Skip, and seconded by John.

Minutes compiled by Board Member John Moriarty