

**PINECREST PROPERTY OWNERS
ASSOCIATION
BOARD MEETING August 5, 2008**

Attending: Walter DuCharme, President; Bob Cronin, Clerk; Jon Marcinkiewicz, Treasurer; Josephine Amato, Director; Debra Dailey, Associate; Nancy Eichenberger, property owner; and Brian Korner, property owner.

Meeting time and place: 7:30 at the Lodge.

Review of Minutes: The minutes of the previous meeting were accepted as written.

Treasurer' report:

Motion to accept Treasurer's report: Cronin

Motion seconded: Amato

Vote: Approved

New business: A resident—Nancy Eichenberger-- raised the question: who is allowed to use the pond and its facilities? The Board emphasized that only dues paying members have these privileges. A general discussion ensued concerning the ways to enforce the rules; the Board agreed that any member should feel free to ask any beach users—tactfully—about their status.

As a related issue, the question came up concerning a floating trampoline at a beach-front property. Is it a raft? A dock? What regulations may apply? Walter will approach the issue as an insurance/liability matter and report back.

Considerable discussion developed from an e-mail received by Walter DuCharme. Four questions concerning an unbuildable lot on the pond: is it allowable to install a camper, clear the trees, and create a beach. The writer also wondered if it were possible to make an unbuildable lot buildable. Members agreed that the answer should be “no” to all questions; Bob Cronin agreed to respond and to formulate a tentative policy on importing sand in time for discussion at the next meeting.*

Finished business: The second mailing has gone out; additional revenue of \$ 286 has been generated.

The mowing has gone very well.

The Barn: Dave Blad has examined the situation, concluding that the great height of the broken windows has deterred him from attempting the job but he may find another contractor able to do it. Other avenues will be explored.

New Business: Several property owners/Board members have expressed concern over what appear to be violations of the zoning regulations regarding businesses operated out of homes. Walter will speak to the Building Inspector regarding some specific examples.

Josephine offered to help find volunteers to clean up the office area of the Lodge. Walter mentioned that extra cabinets may be available on a first come basis. And looking ahead to the future, the Board should consider a computer of its own.

Finally, Jon suggested changing the time frame of billing—May rather than February, perhaps, to bring income more in line with expenses. Further action next time.

Meeting adjourned: 9:00

Respectfully submitted,

Bob Cronin

*New information has come to light(Walter)that may make a Pinecrest policy on new sand unnecessary: the Conservation Commission had ruled against disturbing soil within fifty feet of a water line.

