

## PPOA Monthly Board Meeting Minutes

October 1, 2013; 7:pm, at the PPOA Lodge

**Attendees:** President Bill Homans, Treasurer Gail Orchiuch, Clerk Bob Cronin

Directors: John Day, Dennis Majikus, Kevin Hazel, Bob Brooks, Dave Blad.

Associates: Bambi Azarian, Brandon Buoniconti, Jim Ellis. Guest, Eric Goodheart.

### Meeting called to order at 7:07

**Review of the Minutes:** Motion to accept: Kevin Hazel; Motion seconded: Bob Cronin. The Minutes were accepted as written.

**Treasurer's Report:** Treasurer Gail Orchiuch distributed a detailed account of current income and expenses as well as reports for both August and September. Accounts for September are summarized as follows:

Account	Balance	Portfolio total	FYTD int.
GFA Checking	\$3,115.81		.69
GFA Savings	\$1,417.82	\$4,533.63	\$2.31
Merrill Lynch Cash	\$1,002.15		
Merril Lynch			
Investments	\$220,473.33	\$221,475.48	
Total		\$226,009.11	

Motion to accept the Treasurer's report: Bob Cronin, Seconded: John Day.  
Motion passed.

### Old Business: the Dam and others.

- Board members continued to examine the implications of the Tighe & Bond report. Kevin Hazel, in answer to a question, said that State funding for dam maintenance is only available for "high risk" dams, high risk

defined as dams that would cause serious destruction down-stream if the dam failed. Tighe & Bond implied that the main priority should be the re-lining of the main pipe but Jim Ellis reminded members that there has been on-going leak from the foundation of the dam, a problem that Tighe & Bond seems not to have addressed. The issue of safety during the process of removing the boards came up; the possibility of a safety harness will be explored. Kevin will consult with T. & B. about the leaks-the company has not yet been paid in full.

- A general discussion took place concerning the tax implications of the barn sale. Jim will raise the issue with his own accountant to find some clarification on the issue.
- The new lodge rental is posted on the web-site.
- The alarm system for the Lodge need to be up-graded.
- Outstanding attorney bills: \$750
- Board members talked at length about the need to reach an agreement on the new “covenants,” especially in light of the opinion of the attorneys that the ancient \$18 fee can be raised to reflect the real costs of maintaining PPOA. Motion made by Gail Orchiuch to re-establish a “finance committee” (Dennis, Gail, Jim, and Bill) Motion seconded, Bob Cronin. Motion passed. The committee will report back to the Board at the November meeting with recommendations for a maintenance fee based on real numbers.

**Adjournment:** The meeting was adjourned at 8:40.

Respectfully submitted,

Bob Cronin, Clerk

