**Lee Manor Association**

**Board of Directors**

**February 9, 2019**

**Minutes of Meeting**

Madison Senior Center 9:00-10:30AM

Members attending: Fumex, Viscomi, K; Burk, Fleming, Peterson, Rigney, More

President Report

* Approval of Kathleen Viscomi to fill the remainder of Phil Viscomi term
* **Motion: Kathleen Viscomi appointed to fill the vacancy (throught 2020) left by Phil Viscomi resignation. (More/Fumex) passed** Note: this election will be presented at the Annual Meeting for approval

Officer Reports:

* Treasurer – Heenan (by Viscomi) No report
* Secretary – More
  + Minutes 1/19/2019 meeting were circulated and will be considered approved

Old Business (From 1/19/2019 Board Meeting):

* Beach/Dunes Status: (Peterson)
  + - Status of project to hire the services of an environmental engineer (GZA company) initial meeting with engineers (Jesse Baldwin) was a walk-around and discussed the dunes and the wall and modifications. Need to collaborate with other owners to achieve results.
    - Agreed about possible presentation of a beach preservation plan at the 2019 Annual Meeting
    - Next step: waiting to receive feedback and a proposal about immediate and follow up steps.
    - (Fleming) discussed about his preliminary exploration with another company and possibilities. Discussed goals around sustainability.
* Roads/road maintenance (Peterson/Fumex)
  + Drains on Lee Way: currently are filled (Three total on Lee Way that are dry wells. Clearance of the drains should be deferred to spring)
* Status/Review: Boat rack – remaining boats (More) Boats are cleared
* Association Ordinances “plain English version” (More) this is presented as a series of rules/guidelines modified from the Ordinances. The intention of this version is to provide guidance to residents and a structure for the Board. The ordinances follow the ordinances of the Town of Madison and hyperlinks are inserted throughout to provide a ready reference to the Town rules.
* **Action: The Board was in general agreement that the content and tone of the latest version may be preferable. The Board agreed to one more review before taking action at the March meeting.**

New Business:

* Annual Meeting and Summer Picnic review (More). After the Association picnic (August 2018) the organizers were interviewed and debriefed to learn about what went well, what could be changed, and possible new directions. While the 2018 Association Picnic was a success, it was observed that most residents did not attend. There was a large amount of food leftover.
* The Board briefly discussed options to reconsider the timing of the Annual Picnic (Memorial Day, July 4th (or within that time); and the possibility of combining the Annual Meeting with a social event. No action was taken and there will be discussion in the future.
* 2019 Annual Meeting. The Board briefly discussed strategies to increase participation in the Association Annual Meeting. The discussion was an introduction and there will be more discussion at future Board meetings.

Adjournment at 10:40AM

**\*\*Next Meeting – Saturday March 23 at 9:00AM at the Madison Senior Center**